



## Rothbart Way, Hampton Hargate Peterborough

**Price: Leasehold £140,000 offers in excess of**

- Two Double Bedrooms
- Ground Floor
- Secure Gated Parking
- Well Presented
- En-Suite
- Popular Location

EPC Rating: C



## ENTRANCE HALL

## BEDROOM 1 10' 10" x 9' 9" (3.30m x 2.97m)

Window front, built in wardrobes, tv point, telephone point, radiator and door to -

## EN-SUITE

Wash hand basin, w/c, shower cubicle, extractor fan, partially tiled, spotlights and radiator.

## BEDROOM 2 10' 10" x 9' 4" (3.30m x 2.84m)

Window to front, built in wardrobes and radiator.

## BATHROOM

Frosted window rear, wash hand basin, bath with mixer taps and shower over, extractor fan, partially tiled, spotlights and radiator.

## KITCHEN 12' 11" x 6' 10" (3.94m x 2.08m)

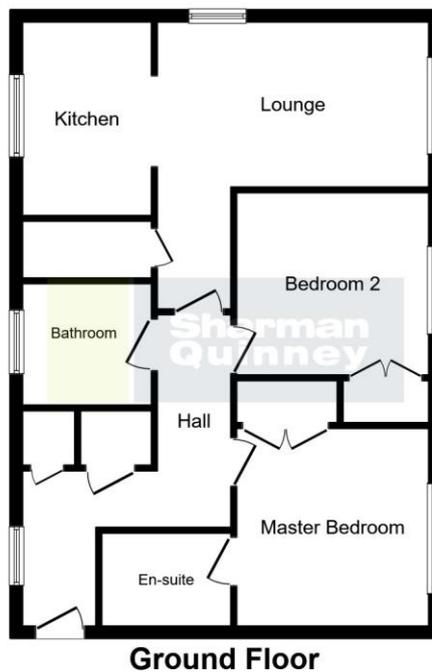
Window to rear, fully fitted kitchen with matching wall and base units, stainless steel sink drainer with mixer tap, partially tiled, electric oven with gas hob and extractor over, integrated dishwasher, washing machine and fridge/freezer, boiler and spotlights.

## LOUNGE 14' 4" x 12' 11" (4.37m x 3.94m)

Window to front and side, tv point, telephone point and radiator.

## OUTSIDE

There is secured allocating parking for one vehicle.



This plan is for illustration purposes only and may not be representative of the property.  
Plan not to scale.

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**Lease details are currently being compiled. For further information please contact the branch. Please note additional fees could be incurred for items such as leasehold packs.**

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