

# **Belsize Avenue, Peterborough PE2 9HX**



#### welcome to

#### **Belsize Avenue, Peterborough**

IDEAL BUY TO LET investment with current sitting Tenant. This END Terrace two Bedroom tenanted property, which we currently manage, is being offered with No Forward Chain. The property is set in popular Woodston close to Schools, Shops and with EASY access to the City. Being SOLD with No Forward Cha





William H Brown is please to offer this Two Bedroom end Terrace with sitting Tenant whom we currently manage. With strong rental returns, an ideal opportunity to grow your property portfolio. The property boasts two Reception rooms, Kitchen and Cloak Room. To the first floor, Two double Bedrooms and Family Bathroom. Enclosed Rear Garden and Courtyard to the Front. With No Onward Chain we wold recommend early viewings.

**Living Room** 12' 7" x 11' 7" ( 3.84m x 3.53m )

**Dining Room** 12' 7" x 11' 7" ( 3.84m x 3.53m )

**Kitchen** 9' 1" x 8' ( 2.77m x 2.44m )

**Bedroom** 9' 6" x 11' 6" ( 2.90m x 3.51m )

Cloakroom

**Bedroom** 9' 6" x 11' 6" ( 2.90m x 3.51m )

Bathroom











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### **Belsize Avenue, Peterborough**

- End terraced house
- Two receptions rooms
- Two bedrooms
- Upstairs Bathroom, downstairs cloakroom
- NO ONWARD CHAIN

Tenure: Freehold EPC Rating: D

offers over

£160,000





#### view this property online williamhbrown.co.uk/Property/FLE103496



Property Ref:

FLE103496 - 0015

or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer

#### William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

## william h brown



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Coogle



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Bakers

Belsize

Gordon Ave

YUNIN Rd

Map data ©2024

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Please note the marker reflects the

postcode not the actual property



#### williamhbrown.co.uk