



20 Lady Lodge Drive  
Orton Waterville PE2 5ES  
£415,000

## 20 Lady Lodge Drive Orton Waterville PE2 5ES

Extended to provide modern living standards, this DETACHED BUNGALOW has the unusual feature of an ENSUITE to its MASTER BEDROOM. Positioned in one of Peterborough's most SOUGHT AFTER LOCATION the accommodation comprises; ENTRANCE LOBBY, ENTRANCE HALL, good sized LOUNGE DINER, CONSERVATORY, KITCHEN, two FURTHER BEDROOMS and BATHROOM. Generous but easy to maintain gardens are front and rear with ample PARKING offered by the block paved DRIVEWAY. Viewing to appreciate the size of accommodation offered is strongly recommended.

EPC ... D  
Tenure... FREEHOLD





Entrance Lobby

Entrance Hall

Lounge/Diner

24'8" x 10'11" max (7.53m x 3.33 max)

Kitchen

20'8" x 7'5" (6.31m x 2.27m)

Conservatory

19'3" x 8'1" (5.89m x 2.48m)



Master Bedroom

13'1" min x 9'7" m max (4.01m min x 2.94 m max)

Ensuite

Bedroom 2

13'3" max x 10'5" min (4.04m max x 3.20 min)

Bedroom 3

9'5" x 7'4" (2.88m x 2.26m)

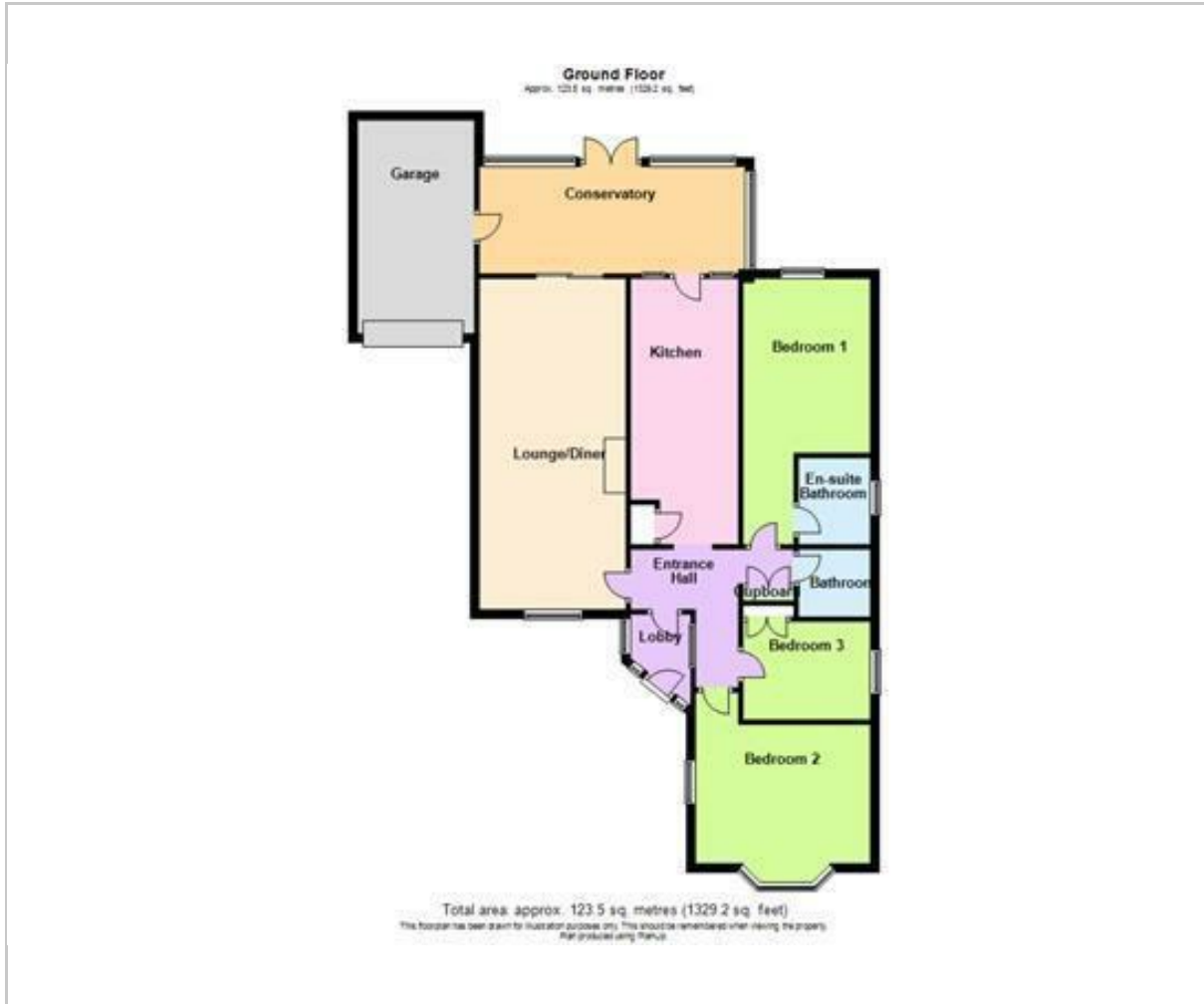
Bathroom

Outside

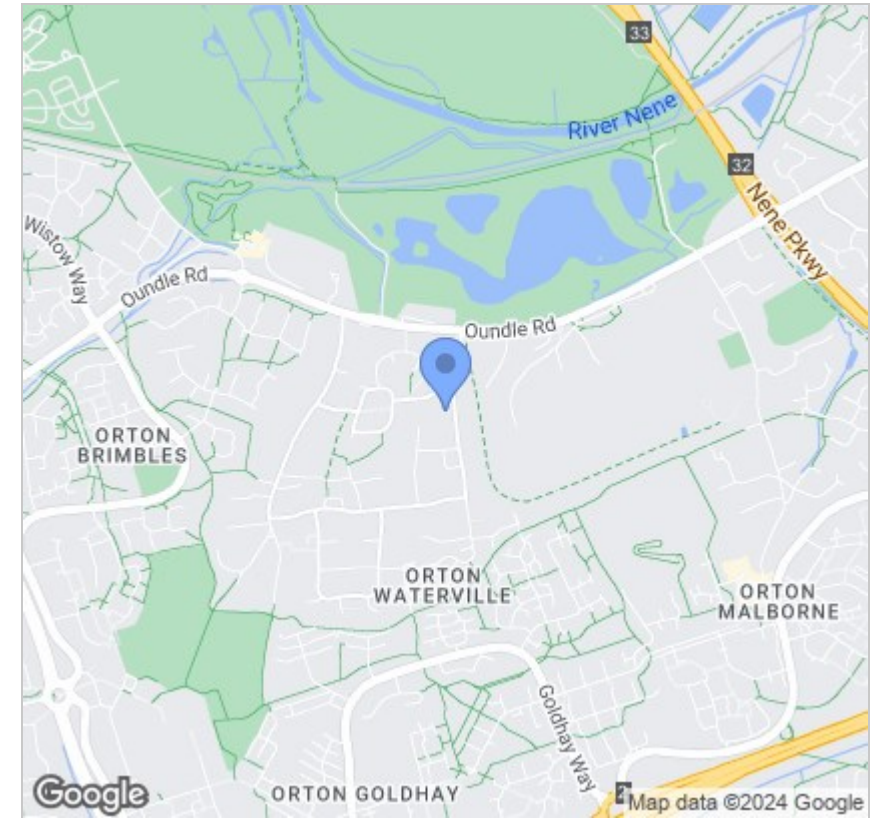
To the front of the property is an open plan garden laid to lawn with a block paved driveway for several vehicles leading to a SINGLE GARAGE. Side access leads to an ENCLOSED GARDEN laid to lawn with a fish pond, summer house and mature shrubs.



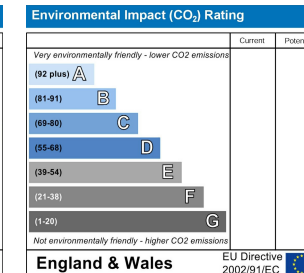
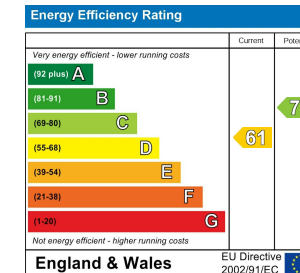
## Floor Plan



## Area Map



## Energy Efficiency Graph



## Viewing

Please contact our Orton Office on 01733 852257 if you wish to arrange a viewing appointment for this property or require further information.

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