



24 Fallowfield

Orton Wistow PE2 6UR

Offers in the region of £320,000



3



1



1



C

24 Fallowfield

Orton Wistow PE2 6UR

This well presented family home is located in Orton Wistow, close to local amenities including Orton Wistow Primary School and a short walk to FERRY MEADOWS.

Set in a cul de sac position the accommodation benefits from an entrance hall, leading to a good size kitchen with floor to ceiling cupboards, space for washing machine, fridge, freezer, double oven, gas hob and extractor fan and pantry, with access to the side leading to the front or rear gardens.

Off the hall is a downstairs cloakroom and access leading to the large lounge/diner which has patio doors leading to the enclosed garden.

Upstairs you will find off the landing, two double bedrooms with built-in storage cupboard, a single bedroom and a family sized bathroom with an over the bath electric shower.

This property has a nearly new boiler and heating system with gas central heating throughout.

To the rear, is a lovely fully enclosed private mature garden, mainly laid to lawn with shrubs and seating area.

To the front of the property is a driveway for two cars, a garage and a laid to lawn garden

EPC :TBC

TENURE :FREEHOLD

COUNCIL TAX BAND :D





Entrance Hall

Kitchen
14'5" x 8'1" (4.406 x 2.47)

Lounge
15'1" x 13'6" (4.601 x 4.120)

Dining Area
10'11" x 8'8" (3.351 x 2.650)

Bedroom One
11'10" x 9'2" (3.608 x 2.808)

Bedroom Two
11'4" x 8'10" (3.464 x 2.715)

Bedroom Three
7'10" x 6'6" (2.405 x 1.988)

Family Bathroom

Garage



Floor Plan



Viewing

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

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



48b Church Drive, Orton Waterville
Peterborough, PE2 5HE
T: 01733 852257
E: orton@firminandco.co.uk

Area Map



Energy Efficiency Graph

