



Offers over £160,000  
EASTFIELD ROAD, Peterborough, PE1



 2  
Bedrooms

 2  
Bathrooms



Offers over £160,000  
EASTFIELD ROAD, Peterborough, PE1



**CENTRAL LOCATION // PERIOD FEATURES // IDEAL FIRST TIME BUY OR BUY TO LET**

**With an OPEN PLAN Lounge/Diner with access to the Kitchen, Shower Room and Utility Area**

**The first floor has 2 bedrooms and a bathroom**

**There is a large rear garden**

CENTRAL LOCATION // PERIOD FEATURES // IDEAL FIRST TIME BUY OR BUY TO LET

With an OPEN PLAN Lounge/Diner with access to the Kitchen, Shower Room and Utility Area

The first floor has 2 bedrooms and a bathroom

There is a large rear garden

**Lounge**

With UPVC window to the front and radiator

**Dining Area**

With UPVC window to the rear and radiator

**Kitchen**

Fitted base and wall units with worktops over. Space for appliances and tiled floor. UPVC window to the side and door

**Shower Room**

With WC, Wash hand basin and shower. UPVC window to the side

**Utility**

Access to the garden

**First Floor**

With doors to

**Bedroom 1**

With UPVC window to the rear, radiator

**Ensuite**

With WC, Wash hand basin and bath

**Bedroom 2**

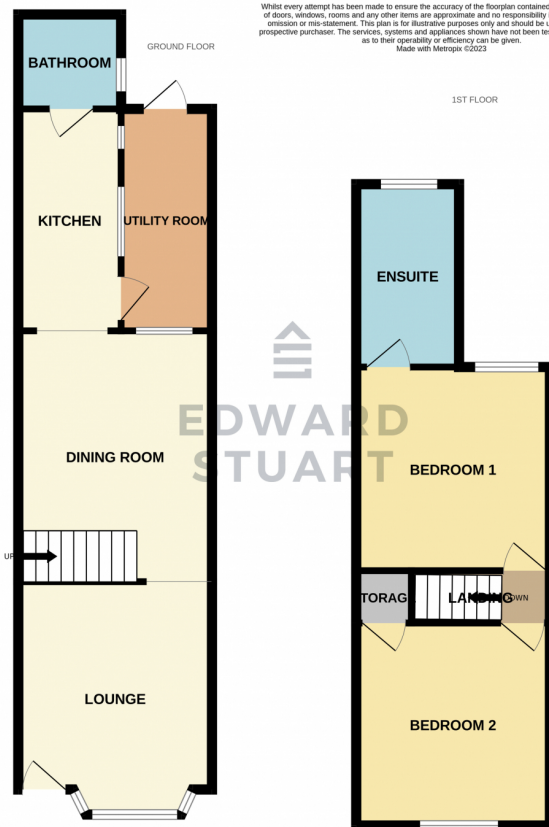
With UPVC window to the front and radiator - storage

**Outside**

Enclosed rear garden - walkway (Bin access) for other properties



# Offers over £160,000 EASTFIELD ROAD, Peterborough, PE1



| Energy Efficiency Rating                           |          | Current                    | Potential |
|--|----------|----------------------------|-----------|
| <i>Very energy efficient - lower running costs</i> |          |                            |           |
| (92+)  | <b>A</b> |                            |           |
| (81-91)  | <b>B</b> |                            |           |
| (69-80)  | <b>C</b> |                            | <b>76</b> |
| (55-68)  | <b>D</b> | <b>59</b>                  |           |
| (39-54)  | <b>E</b> |                            |           |
| (21-38)  | <b>F</b> |                            |           |
| (1-20)   | <b>G</b> |                            |           |
| <i>Not energy efficient - higher running costs</i> |          |                            |           |
| <b>England, Scotland &amp; Wales</b>               |          | EU Directive<br>2002/91/EC |           |

Address: EASTFIELD ROAD, Peterborough, PE1

