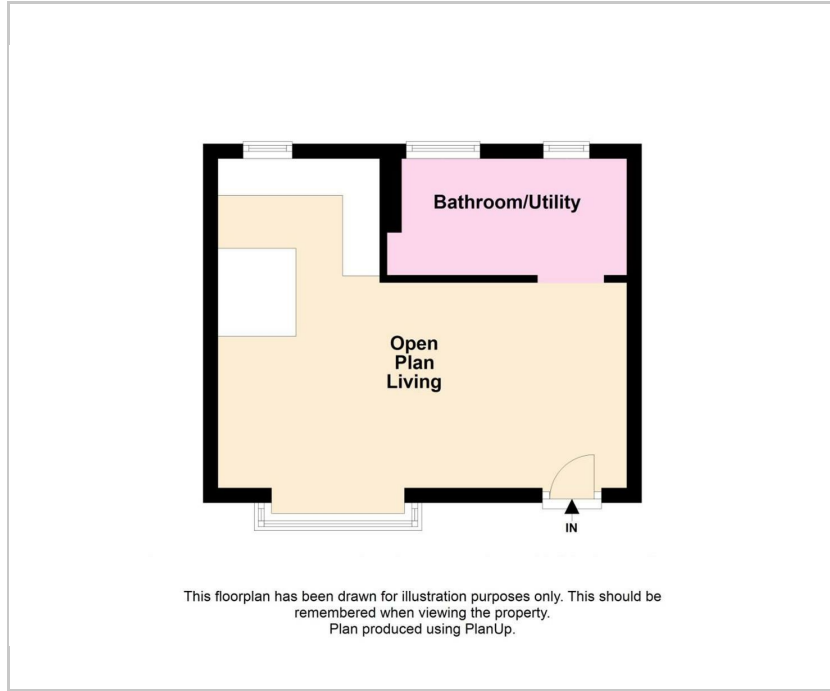




60 Somerville, Werrington PE4 5BB
Offers in excess of £70,000

Floor Plan



Accommodation

Offering no upward chain in this ideal first buy/investment opportunity studio flat situated within Werrington, Peterborough. Offering easy access to local amenities and transport links and briefly benefitting from a re-fitted kitchen and bathroom and briefly comprises, wooden front door into an open plan lounge/bedroom area with window to the front, open plan kitchen, fitted with range of wall and floor level units with breakfast bar, built in oven with fitted hob with extractor hood over and an integrated fridge, with a stainless steel sink unit with mixer tap and a window to the rear aspect. From the lounge, into a re-fitted bathroom/utility area comprising of a three piece suite, with plumbing for washing machine and with two windows to the rear.

Tenure: Leasehold 79 years remaining
Council Tax Band: A

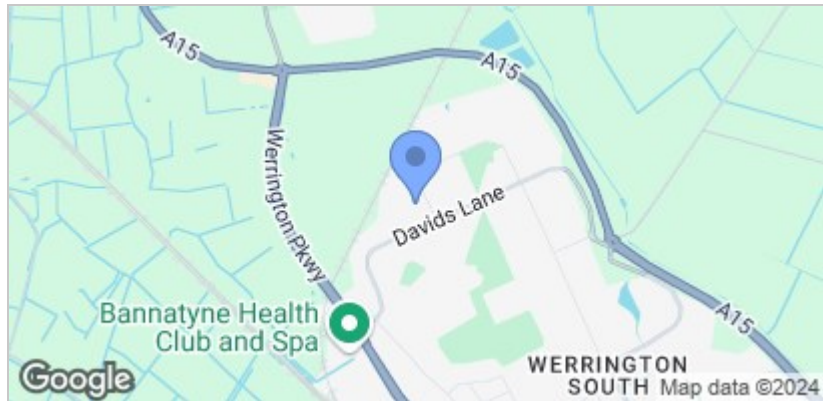
Open Plan Lounge/Bedroom: 9'1" x 18'1" max (2.78m x 5.53m max)

Kitchen Area: 5'6" x 7'2" (1.70m x 2.19m)

Bathroom: 5'2" x 10'7" max (1.60m x 3.25m max)



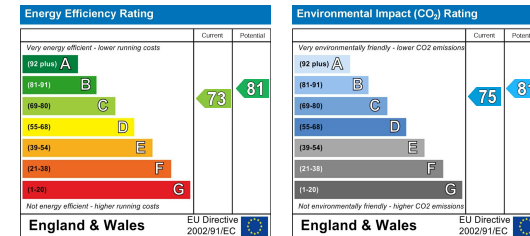
Area Map



Viewing

Please contact our Peterborough Office on 01733 834727 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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.



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