



**Firmin
& Co.**
FOR SALE
01793 852557
www.firmin.co.uk

48 Spring Avenue
Hampton Vale PE7 8HW
£1,400

48 Spring Avenue

Hampton Vale PE7 8HW

A modern, mid- terrace townhouse presented over three floors, located in a sort after residential area with lake views. The property is well maintained and presented throughout, overlooking the lake.

This property comprises of:

Ground Floor: Entrance hall, lounge/diner with double doors to the garden, kitchen and cloakroom.

First floor: Sitting room with balcony, bedroom three and bathroom.

Second floor: Master bedroom with en-suite and bedroom two.

Outside - garden to the rear and secure gated area with single garage.

Offered with vacant possession and no forward chain.

This property is close to local amenities and also close to major transport links.

Tenure: Freehold
Council Tax Band: D





Entrance Hall

Kitchen

14'5" x 6'9" min (4.41m x 2.08m min)

Lounge/Diner

15'2" x 12'7" max (4.64m x 3.86m max)

Downstairs Cloakroom

5'4" x 3'3" (1.65m x 1.00m)

First Floor



Landing

8'11" x 7'3" (2.74m x 2.22m)

Sitting Room

14'7" max x 14'7" max (4.46m max x 4.45m max)

Bedroom Three

12'7" x 7'5" (3.84m x 2.28m)

Bathroom

7'3" x 7'3" (2.23m x 2.22m)

Second Floor

Landing

8'10" x 7'3" (2.71m x 2.22m)

Bedroom One

14'6" x 10'8" (4.42m x 3.27m)

En-Suite

7'4" max x 6'2" max (2.26m max x 1.88m max)

Bedroom Two

15'2" x 8'0" (4.64m x 2.46m)



Floor Plan



Viewing

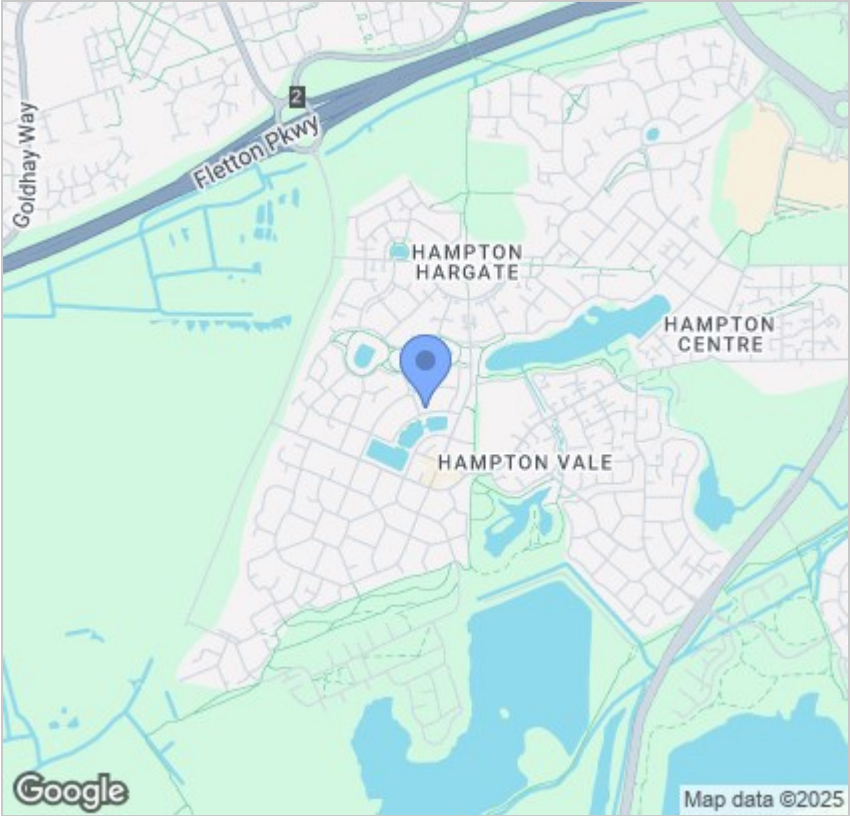
Please contact our Lettings Office on 01733 973673 if you wish to arrange a viewing appointment for this property or require further information.

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 firms employment has the authority to make or give any representation or warranty in respect of the property.



381 Eastfield Road,
Peterborough, PE1 4RA
T: 01733 973673
E: lettings@firminandco.co.uk

Area Map



Energy Efficiency Graph

