

FREEHOLD



House - Semi-Detached

# 60 HELPSTON ROAD, GLINTON, PETERBOROUGH, PE6 7JT

Offers in excess of

## £260,000

### FEATURES

- New Boiler
- Parking For Four Cars
- Popular Area



**Bellavie**  
HOMES  
ESTATE AGENTS

# 3 Bedroom House - Semi-Detached located in Peterborough

Nestled on Helpston Road in the charming village of Glinton, Peterborough, this delightful semi-detached house presents an excellent opportunity for families and individuals alike.

The house boasts two spacious reception rooms, perfect for entertaining guests or enjoying quiet family evenings. The well-proportioned layout includes three good-sized bedrooms, ensuring ample space for relaxation and rest. Additionally, there are two bathrooms, providing convenience for busy households.

One of the standout features of this property is the sun room, which invites natural light and offers a serene space to unwind while enjoying views of the expansive garden. The large garden is a true gem, providing a wonderful outdoor area for children to play, gardening enthusiasts to flourish, or simply for enjoying the fresh air.

Furthermore, the property includes an outbuilding, which can serve various purposes, whether as a workshop, storage space, or even a creative studio.

This home is situated in a peaceful location, yet it remains conveniently close to local amenities and transport links, making it an ideal choice for those seeking a balance of tranquility and accessibility. With its appealing features and generous outdoor space, this semi-detached house on Helpston Road is a must-see for anyone looking to settle in the picturesque village of Glinton.



Call us on  
**01733 306 306**  
[hello@bellaviehomes.co.uk](mailto:hello@bellaviehomes.co.uk)  
[www.bellaviehomes.co.uk](http://www.bellaviehomes.co.uk)

**Council Tax Band**  
**B**

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

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

