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10 Muskham Bretton Peterborough PE3 9XU

Guide price £250,000



A fantastic opportunity to purchase this well-presented three-bedroom link detached home in the popular and well-connected area of South Bretton, just a short distance from Peterborough City Hospital. Offered with no forward chain.



The ground floor accommodation comprises a welcoming entrance hall, a convenient downstairs W/C, a generous open-plan lounge and dining area that provides a bright and versatile living space, and a separate kitchen. Upstairs offers two spacious double bedrooms, a good-sized single bedroom, and a family bathroom.

Externally the property benefits from a recently installed resin driveway providing additional parking, the original driveway leads to a small garage. The rear garden is fully enclosed by two high brick walls and a fenced hedge on the neighbouring side offering both privacy and security. It is mainly laid to lawn with flowering shrubs, 2 mature trees plus a mature pear, a apple tree, and a small patio

Internally, the property has been recently redecorated throughout and features new carpet in most rooms. It also benefits from uPVC double glazing, gas central heating via a combi boiler, a new security alarm system for added peace of mind, and TP-Link Wi-Fi is installed.

Desirable quiet residential location, with easy access to nearby hospitals, local shopping centre, including pharmacy, vet, dentist, bus links, a community centre and primary school, a park and green spaces.

With an EPC rating of C and Council Tax Band C, this home offers comfortable, efficient living in a desirable residential location.

Viewings are highly recommended so contact us today to arrange your visit

Entrance Hall - 13'7 x 5'10

Carpeted flooring, radiator, uPVC double glazed front door, stairs to first floor landing, wooden doors to all ground floor accommodation.

WC - 7'1 x 2'8

Vinyl flooring, radiator, frosted uPVC double glazed window facing, standard WC, inset wash hand basin.

Kitchen - 7'10 x 10'5

Vinyl flooring, radiator, uPVC double glazed window facing the rear. Fitted wall and base units, space for dishwasher. Integrated electric oven with four ring electric hob and extractor over. One and a half bowl sink with mixer tap and drainer.

Lounge - 11'5 x 15'8

Carpeted flooring, radiator, uPVC double glazed window to the front.

Dining Area - 10'1 x 7'10

Dining Area with door to the kitchen and double glazed sliding door into the back garden.

Landing - 7'0 x 8'7

Carpeted flooring, radiator, loft access, wooden doors to all first floor accommodation, uPVC double glazed window.

Bedroom One - 10'6 x 13'2

Carpeted flooring, radiator, uPVC double glazed window facing the rear, built in wardrobe.

Bedroom Two - 11'3 x 13'2 (MAX) 10'8

Carpeted flooring, radiator, uPVC double glazed window facing the front.

Bedroom Three - 7'1 x 7'9

Carpeted flooring, radiator, uPVC double glazed window facing the front, two built in storage cupboards.

Bathroom - 7'5 x 5'9

Vinyl flooring, radiator, frosted uPVC double glazed window facing the rear, standard WC, pedestal mounted wash hand basin, panelled bath with shower over, part tiled walls.

Garage - 15'10 x 8'10

Single garage with up and over door, uPVC personnel door leading to garden, power and lighting, gas combi boiler.

Garden -

Totally enclosed by brick wall on 2 sides and a neighbouring hedge. Mainly laid to lawn with a patio area, flowering shrubs, a smoke tree, a laurel and two fruit trees

Front -

Resin driveway offering additional parking.

Area Map



Floor Plans



Energy Efficiency Graph

