



Connells

Belsize Avenue
Peterborough



Property Description

Situated in Woodston is this fantastic three bedroom home perfect for home movers, first time buyers and investors alike. Located close to Woodston Primary School and Belsize Nursery as well as local amenities and convenient transport links. The home comprises in brief of an entrance porch leading through to the lounge with bay window and electric fireplace, dining room, utility room, shower room and kitchen with integrated appliances. Upstairs are three bedrooms. Outside is a private rear garden with patio area and shed. The end terraced home also benefits from on street parking.

Benefiting from a rear garden, on street parking, kitchen with integrated appliances, dining room, utility room and downstairs shower room. This three bedroom end-terraced home close to Woodston Primary School, Belsize Nursery and the City Centre, local amenities and convenient transport links.

Entrance Porch

Brick built.

Lounge

12' 3" max x 11' 7" (3.73m max x 3.53m)
bay window to the front, storage cupboard in bay window, carpet and electric fire.

Hallway

Stairs to first floor and storage under stairs.

Dining Room

12' 2" max x 11' 6" (3.71m max x 3.51m)
Window to rear, carpet and radiator.

Kitchen

7' 3" x 8' 2" (2.21m x 2.49m)
Door to side, window to side, high and low level storage with worktops over, integrated cooker, induction hob and hood, integrated fridge/freezer, spotlights, tiled splashbacks, stainless steel sink/drainer with mixer tap and tiled flooring.

Utility Room

4' 7" x 14' 5" (1.40m x 4.39m)
Units, vinyl flooring, space for washing machine/dryer, dishwasher and radiator.

Shower Room

Window to rear, walk in shower, extractor fan, 1/2 tiled walls, spotlights, tiled flooring, wash hand basin and WC.

First Floor

Bedroom One

11' 7" x 12' 3" max (3.53m x 3.73m max)

Window to front, radiator, carpet, storage cupboard on wall housing water tank.

Bedroom Two

9' 5" max x 11' 6" (2.87m max x 3.51m)

Window to rear, carpet and radiator.

Bedroom Three

7' 4" x 8' 11" max (2.24m x 2.72m max)

Window to rear, carpet and radiator.

Loft Space

Boarded and insulated.

Outside

Rear Garden

Shed with electric, concrete standing patio area, outside lighting, laid to lawn and enclosed.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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EPC Rating: D

Tenure: Freehold

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Property Ref: PBO311830 - 0002