



Connells

Drayton
Bretton Peterborough

Drayton Bretton Peterborough PE3 9XL

for sale offers in excess of
£210,000



Property Description

Located in South Bretton is this fantastic three bedroom terraced home. Ideal for first time buyers and home movers alike. The property is located within walking distance to Nova Primary Academy and South Bretton Pre-School with a short drive to Bretton Centre and Peterborough City Hospital. The property benefits from an entrance hall, lounge, kitchen and cloakroom. Upstairs are three bedrooms and the family bathroom. Outside is an enclosed rear garden and communal parking.

Benefiting from an entrance hall, lounge, kitchen & cloakroom, three bedrooms and family bathroom. Outside is an enclosed rear garden and communal parking. Located close to Nova Primary Academy and South Bretton Pre-School with a short drive to Bretton Centre and Peterborough City Hospital.

Entrance Porch

Entrance Hall

Wood flooring, stairs to first floor and storage understairs.

Lounge

11' 6" x 15' 10" max (3.51m x 4.83m max)
Two windows to the rear, wood flooring and radiator.

Kitchen

10' 5" x 17' 8" max (3.17m x 5.38m max)
Window to the front, patio doors to the rear, high and low level storage with worktops over, two storage cupboards, space for washing machine, sink/drainer and cooker with gas hob and cooker hood.

Cloakroom

Window to the front, wash hand basin with splashbacks, vinyl flooring and WC.

First Floor

Landing

Storage cupboard, carpet, boiler in airing cupboard.

Bedroom One

11' 7" x 9' 9" (3.53m x 2.97m)
Window to rear, carpet and radiator.

Bedroom Two

11' 7" x 9' 8" (3.53m x 2.95m)
Window to rear, radiator, loft hatch and carpet.

Bedroom Three

11' 3" x 9' 7" (3.43m x 2.92m)

Window to rear, carpet and radiator.

Bathroom

Bath with shower over, vinyl flooring, window to front, tiled walls, wash hand basin, radiator and WC.

Outside

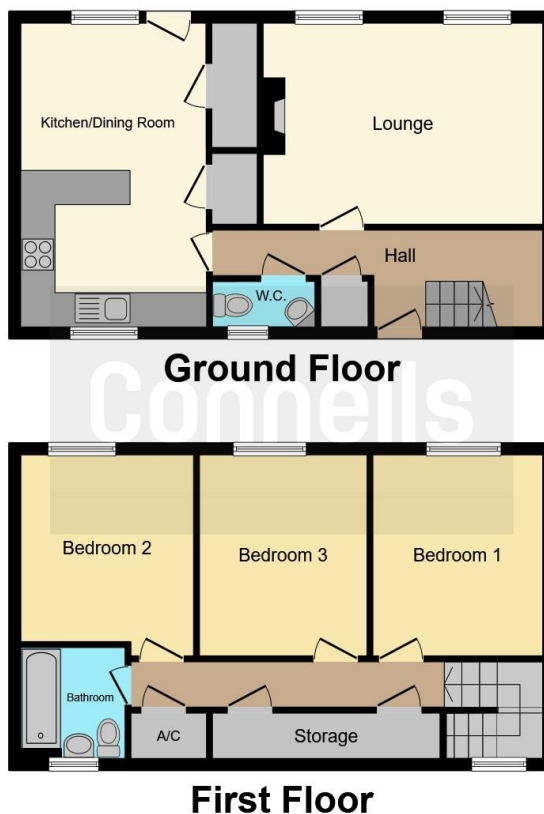
Rear Garden

Low maintenance, shed, steps to lower level, gates rear access and spacious.









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

To view this property please contact Connells on

T 01733 314 775
E peterborough@connells.co.uk

14 Cowgate
 PETERBOROUGH PE1 1NA

EPC Rating: C

Tenure: Freehold

view this property online connells.co.uk/Property/PBO311856



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: PBO311856 - 0004