





Property Description

Connells are proud to present this 3-bedroom mid terraced home located in New England within easy reach of local amenities, schools and transport links.

Upon entering the property you are met with the entrance porch leading through to the spacious lounge, dining room, kitchen, utility room and downstairs shower room.

Upstairs features three bedrooms and the bathroom.

There is also a private rear garden and on street parking.

Lounge

15' 4" max x 11' 7" (4.67m max x 3.53m)
Plus bay window to the front, fireplace, stairs to first floor, radiator and storage cupboard.

Dining Room

11' 8" max x 12' 1" (3.56m max x 3.68m)
Door to rear, radiator and laminate flooring.

Kitchen

11' 5" x 7' 1" (3.48m x 2.16m)
Window to the side, tiled flooring, sink/drain, wall mounted boiler, high and low level storage with worktops over, radiator

Shower Room

Window to side, shower cubicle, WC, wash hand basin and laminate flooring.

Utility Room

8' x 7' 1" (2.44m x 2.16m)
Window and door to side, tiled flooring.

First Floor

Bedroom One

11' 7" x 11' 11" (3.53m x 3.63m)
Window to front, fireplace, radiator, carpet and storage cupboard.

Bedroom Two

11' 7" x 12' 7" (3.53m x 3.84m)
Window to ?, fireplace, carpet and radiator.

Bedroom Three

7' 1" x 11' 4" (2.16m x 3.45m)
Window to side, carpet, radiator and storage cupboard.

Bathroom

Bath with shower over and glass screen, window to the rear, wash hand basin, WC, laminate flooring and tiled walls.

Outside

Rear Garden

Grass, shed and patio area.









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: E Council Tax
 Band: A

Tenure: Freehold

view this property online connells.co.uk/Property/PBO312144



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: PBO312144 - 0007