



Desborough Avenue, Peterborough  
**Offers Over £270,000 Freehold**

**Sharman  
Quinney**



# Key Features



- Popular location
- Extended
- Three reception rooms
- Off street parking
- Downstairs WC

Stanground is situated to the South West of Greater Peterborough and offers excellent local amenities including; Primary and Secondary Schools, Doctors Surgery, a variety of local shops with easy access into Hampton, Yaxley and Peterborough City Centre. There is a good choice of local pubs as well as easy access to the A1 Great North Road and Peterborough Train Station which allows access into Central London in 50 mins. For the outdoor enthusiasts, Crown Lakes Country Park is also close by and offers walkers, joggers, cyclists and dog owners a chance to enjoy its acres of trails, fields, woods and lakes.

## Entrance Hall

Understairs storage cupboard, radiator, stairs.

Lounge - 3.65m x 4.6m

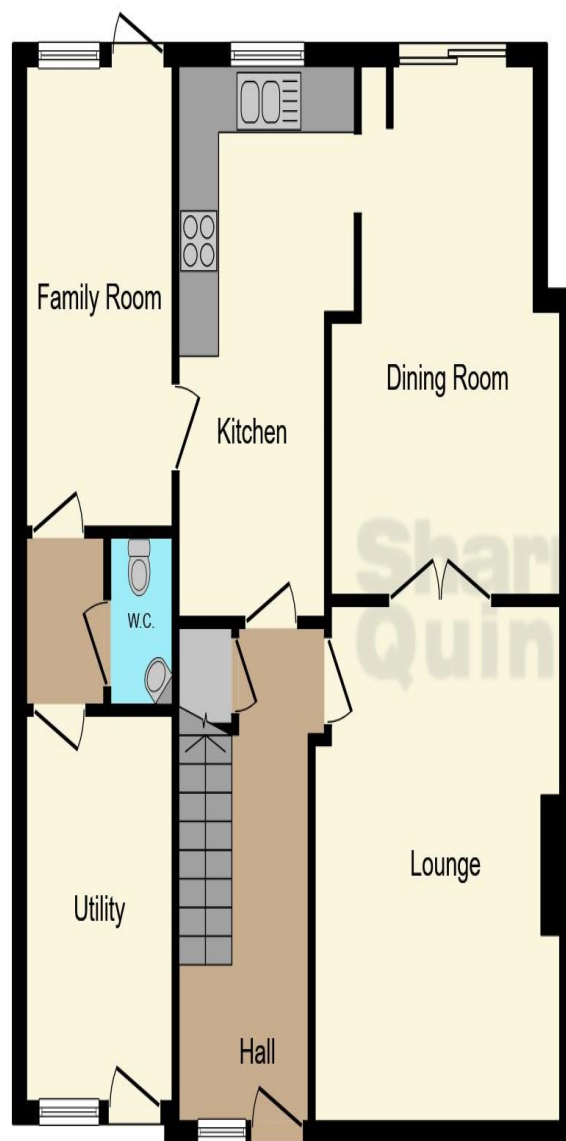
Dining room - 3.4m x 4.8m



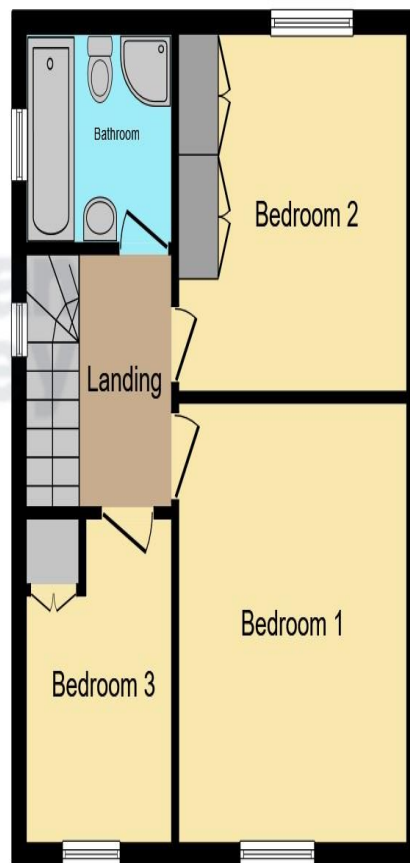
Kitchen - 5m x 2.65m  
Downstairs cloakroom  
Side entrance hall  
Family room - 2.2m x 4.25m  
Utility room  
First floor  
Bedroom one - 3.9m x 3.45m  
Bedroom two - 3.25m x 3.45m  
Bedroom three - 2.95m x 2.25m  
Family bathroom







**Ground Floor**



**First Floor**

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](http://www.focalagent.com)

To view this property call Sharman Quinney on:  
**01733 896222**

# Selling your property?

Contact us to arrange a **FREE**  
home valuation.

 01733 896222

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