



Lawson Avenue, Peterborough
Guide Price £150,000 Freehold

**Sharman
Quinney**

Key Features



- Sale by Modern Auction (T&Cs apply)
- Subject to an undisclosed Reserve Price
- Buyers fees apply
- Garage
- Popular location

Located in a popular and sought after location, this modern property offers two allocated parking spaces and an enclosed rear garden. Stanground is situated to the South West of Greater Peterborough and offers excellent local amenities including; Primary and Secondary Schools, Doctors Surgeries, a variety of local shops with easy access into Hampton, Yaxley, Stanground 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. An early inspection is strongly recommended to fully appreciate the accommodation on offer.

Entrance to:

Lounge - 3.58m x 5.49m



Kitchen - 3.49m x 4.57m

Bedroom 1 - 3.13m x 4.73m

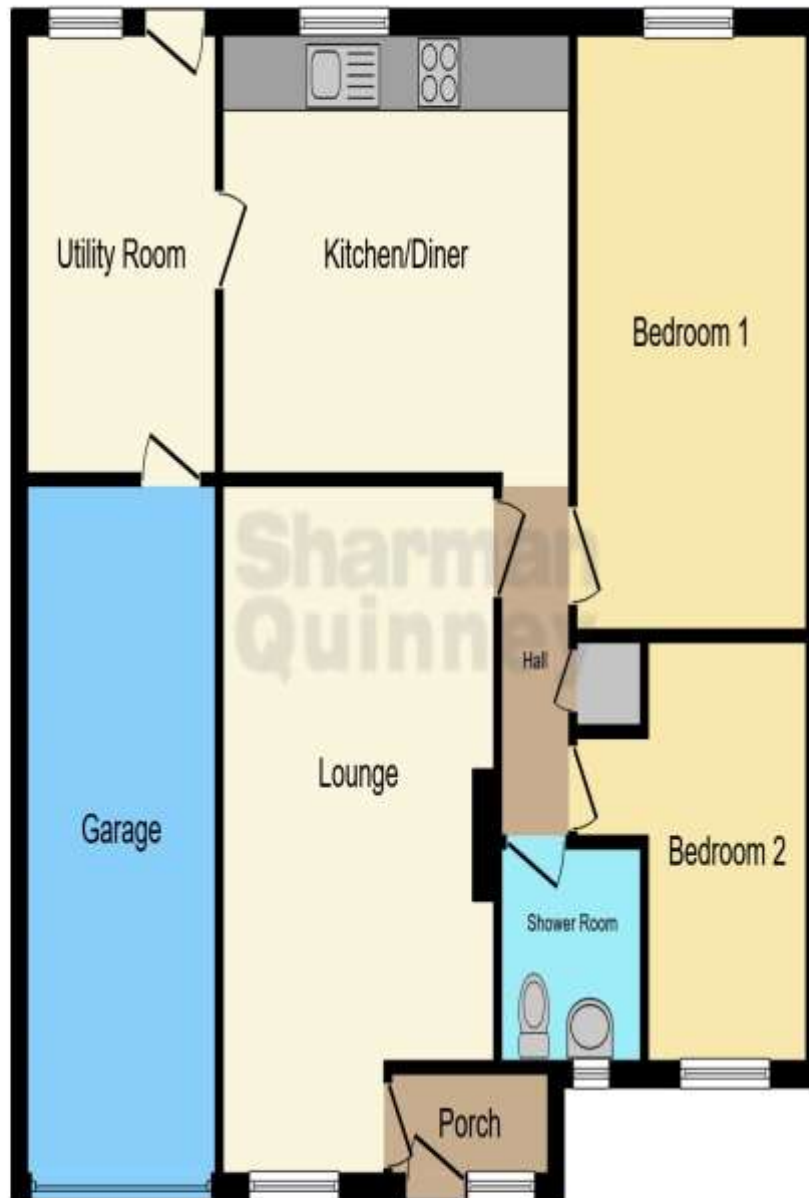
Bedroom 2 - 3.17m x 3.10m

Shower room - 1.83m x 1.68m

Driveway to front leading to garage, enclosed rear garden.

'The sale of this property is subject to grant of probate. Please seek an update from the branch with regards to the potential timeframes involved.'





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 call Sharman Quinney on:
01733 896222

Selling your property?

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

 01733 896222

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Sharman Quinney Holdings Limited is registered in England and Wales under company number 4174227, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

1: These particulars do not constitute part or all of an offer or contract. 2: The measurements indicated are supplied for guidance only and as such must be considered incorrect. 3: Potential buyers are advised to recheck the measurements before committing to any expense. 4: Sharman Quinney has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working condition of any appliances. 5: Sharman Quinney has not sought to verify the legal title of the property and buyers must obtain verification from their legal representative. 6: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask your co-operation in order that there will be no delay in agreeing the sale. Ref: SSQ204774 - 0001

