



Fletton Avenue, Peterborough
Offers in Excess Of £350,000 Freehold

**Sharman
Quinney**

Key Features



- Victorian property with original features
- Well presented
- Close to local amenities
- Off road parking
- No Chain

This spacious, newly refurbished detached Victorian home offers four double bedrooms, two bathrooms, two reception rooms, ample storage, including a separate utility room, with off-road parking, and is situated close to local amenities and the city centre. Viewing is highly recommended to appreciate the original period features.

Original period features include original sash windows, decorative cornicing and ceiling roses, encaustic tiled hallway floor and cast-iron fireplaces.

Fletton, in the South of Peterborough, offers excellent local amenities including Primary and Secondary Schools, a Doctors Surgery, and a variety of local shops along with easy access into



Stanground, Hampton, and Yaxley.

Lounge - 4.4m x 4.24m (14'5" x 13'11")

Sitting room - 4.14m x 4.02m (13'7" x 13'2")

Kitchen - 5.85m x 4.13m (19'2" x 13'6")

Bedroom 1 - 4.17m x 4.03m (13'8" x 13'2")

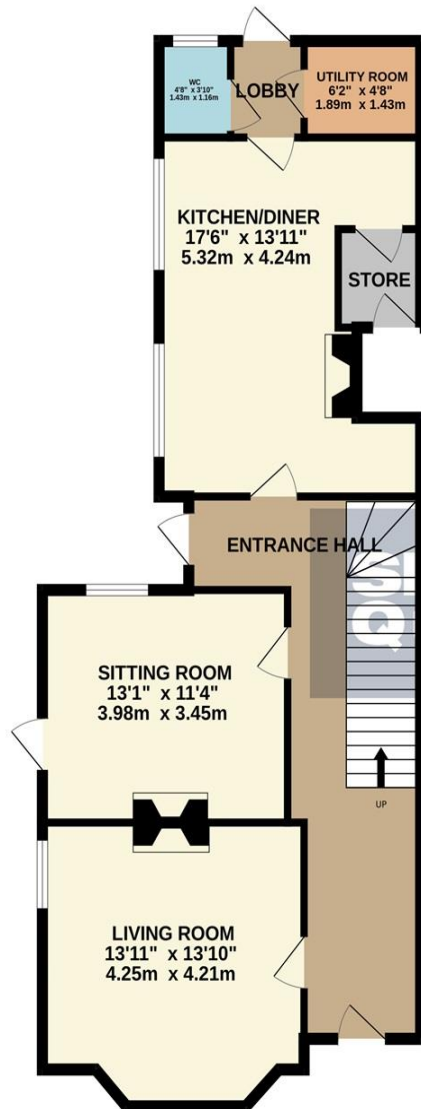
Bedroom 2 - 4.03m x 3.65m (13'2" x 11'11")

Bedroom 3 - 3.56m x 3.03m (11'8" x 9'11")

Bedroom 4 - 2.89m x 2.46m (9'5" x 8'1")



GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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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.

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