

## 22 Lime Kiln Close, Peterborough, PE3 9TN

**£130,000**

Situated within a much sought after location, this exclusively gated development located close to the city centre and local amenities. The top floor apartment property offers spacious accommodation, making it an excellent family home.

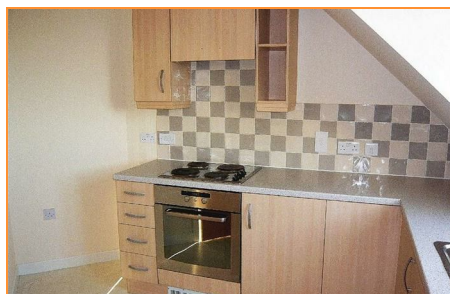
With two double bedrooms, en-suite shower room, family bathroom and allocated parking really must be viewed.

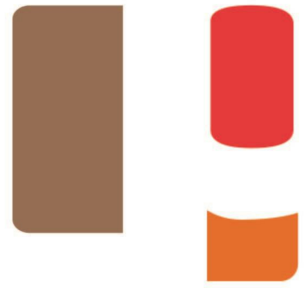
Council Tax Band - B

Ground rent - £97.50

Service charge - Approx £2000

Lease - 109 years





## Entrance Hall

Door from the communal landing, carpeted, electric radiator, intercom unit, airing cupboard and storage cupboard.

## Lounge

15'1 x 15'2 (4.60m x 4.62m)

Two Upvc double glazed window to front of the property, carpet flooring, electric radiator, sockets, TV point, telephone point.

## Kitchen

8'01 x 10'11 (2.46m x 3.33m)

Upvc double glazed window to rear of the property, fitted with a range of matching base and eye level units with work surface over, space for fridge freezer., integrated oven and hob with extractor hood above, washing machine and stainless steel sink with drainer and mixer taps, vinyl flooring, sockets.

## Bedroom One

14'07 x 14'04 (4.45m x 4.37m)

Upvc double glazed window to front of the property, carpet flooring, double radiator, sockets, TV point, fireplace with feature surround, coving to ceiling.

## En-Suite

Fitted three piece suite comprising of a shower cubicle, low level WC and wash hand basin, heated towel rail, tiled walls, shaver point, extractor fan and vinyl flooring.

## Bedroom Two

11'10 x 8'02 (3.61m x 2.49m)

Upvc double glazed window to rear. of the property, carpeted, sockets, double radiator, fireplace with feature surround, coving to ceiling.

## Family Bathroom

Fitted three piece suite comprising panel bath with shower attachment, low level WC, wash hand basin, single radiator, tiled walls, shaver point and vinyl flooring.

