



**Monument Street, Peterborough PE1 4AG**

**welcome to**

**Monument Street, Peterborough**

This is fantastic opportunity to purchase this TWO DOUBLE BEDROOM FIRST FLOOR APARTMENT. Deceptively spacious throughout with its own access, the property briefly comprises entrance hall, cloakroom, stairs to the first floor which offers TWO DOUBLE BEDROOMS, LARGE LOUNGE DINER, KITCHEN, GOOD SIZED FAMILY BATHROOM AND SEPARATE SHOWER ROOM. To fully appreciate what the property has to offer, viewings are essential.



**Entrance Door**

**Stairs To The First Floor**

**Entrance Hall**

**Cloakroom**

**Bedroom One**

13' 3" x 11' 9" ( 4.04m x 3.58m )

**Bedroom Two**

13' 3" x 9' 8" ( 4.04m x 2.95m )

**Lounge / Diner**

20' 6" x 11' 3" ( 6.25m x 3.43m )

**Kitchen**

13' 11" x 6' 7" ( 4.24m x 2.01m )

**Family Bathroom**

9' 6" x 7' 6" ( 2.90m x 2.29m )

**Separate Shower Room**

8' 2" x 5' 10" ( 2.49m x 1.78m )

**Off Road Parking**

**Agents Note**

"all services/appliances have not and will not be tested"



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## Monument Street, Peterborough

- two bedroom first floor flat
- kitchen, lounge/diner
- family bathroom, separate shower room
- cloakroom
- off road parking
- EPC Rating E

Tenure: Leasehold EPC Rating: E

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

# £140,000



Please note the marker reflects the postcode not the actual property

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Property Ref:  
PCG120630 - 0009

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, 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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