



**Champions Drive, Thorney PETERBOROUGH PE6 0FY**



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## Champions Drive, Thorney PETERBOROUGH

Immaculate Very Modern Detached Family Home in the Village of Thorney which has a local school and various local shops. The accommodation briefly comprises of: spacious Reception Hall with stairs to the first floor landing, doors to Downstairs Cloakroom, nice size Lounge, Open plan Family/Dining & Kitchen Areas. The kitchen has built-in-appliances, Quartz worktops and a good range of fitted base and eye level units, door to the Utility Room with plumbing for a washing machine and space for a tumble dryer and there is the benefit of a second Downstairs Cloakroom. Gallery Landing has doors giving access to the Five good sized bedrooms. The Master Bedroom has a Dressing Area and an En-Suite Shower Room, the Guest Bedroom also has a Dressing Area and an En-Suite Shower Room and there is also a fitted Family Bathroom with bath and separate shower. Outside open plan garden to front, driveway leads you to the detached Double Garage. Rear garden is enclosed laid mainly to lawn and has various feature flower beds.

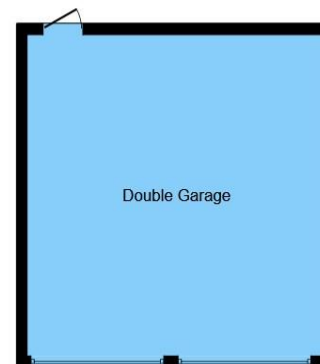




**Ground Floor**



**First Floor**



**Garage**

**Reception Hall**

**Downstairs Cloakroom**

5' 7" x 2' 9" ( 1.70m x 0.84m )

**Lounge**

19' 4" x 13' 2" ( 5.89m x 4.01m )

**Open/Plan Family dining & kitchen**

35' 8" max x 14' 2" max ( 10.87m max x 4.32m max )

**Utility Room**

7' 8" x 7' 7" ( 2.34m x 2.31m )

**Second Downstairs Cloakroom**

6' 3" x 3' 2" ( 1.91m x 0.97m )

**Gallery Landing**

**Master Bedroom**

13' 4" x 12' ( 4.06m x 3.66m )

**En-Suite Shower Room**

7' 2" max x 6' 4" max ( 2.18m max x 1.93m max )

**Dressing Area**

5' 6" x 4' 3" ( 1.68m x 1.30m )

**Guest Room**

14' 3" x 9' 8" ( 4.34m x 2.95m )

**En-Suite**

**Bedroom Three**

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)

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## Champions Drive, Thorney PETERBOROUGH

- Beautifully Presented Five Bedroom Family Home
- Master Bedroom With En-Suite
- Guest Bedroom with En-Suite
- Nice Size Lounge
- Open Plan Family/Dining & Kitchen Area
- Two Downstairs Cloakrooms
- Double Garage
- Large Corner Plot

Tenure: Freehold EPC Rating: B

offers in excess of

**£525,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
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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.



william h brown



**01733 311022**



[Peterborough@williamhbrown.co.uk](mailto:Peterborough@williamhbrown.co.uk)



6-9 Fortune Buildings Cowgate,  
PETERBOROUGH, Cambridgeshire, PE1 1LR



[williamhbrown.co.uk](https://www.williamhbrown.co.uk)