



**Whitacre, Peterborough PE1 4SU**

**welcome to**

## **Whitacre, Peterborough**

If you are looking for AMPLE OFF ROAD PARKING this MODERN DETACHED FAMILY HOME is perfect as it stands on a generous plot, it is also in walking distance to local shops and in brief the accommodation comprises RECEPTION HALL with stairs to the first floor landing, doors giving access to the two piece DOWNSTAIRS CLOAKROOM, nice sized LOUNGE, SEPARATE DINING ROOM, FITTED KITCHEN with a range of base and level units and workspace. First Floor Landing with doors to the FOUR BEDROOMS and three piece FAMILY BATHROOM. Outside this property is set back from the main road, frontage is open plan with various plants and shrubs, brick built DOUBLE GARAGE, gated access to the rear garden which is laid mainly to lawn,





**Ground Floor**



**First Floor**

## Reception Hall

## Cloakroom

## Lounge

17' max x 15' 5" max ( 5.18m max x 4.70m max )

## Dining Room

11' 3" x 7' 8" ( 3.43m x 2.34m )

## Kitchen

12' 8" max x 7' 2" max L Shaped ( 3.86m max x 2.18m max L Shaped )

## First Floor And Landing

## Bedroom One

14' 9" max x 8' 6" max ( 4.50m max x 2.59m max )

## Bedroom Two

11' 3" x 6' 7" excluding door ( 3.43m x 2.01m excluding door )

## Bedroom Three

11' 6" x 8' 7" ( 3.51m x 2.62m )

## Bedroom Four

8' 7" max x 7' 2" max ( 2.62m max x 2.18m max )

## Family Bathroom

## Double Garage

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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## Whitacre, Peterborough

- Detached Family Home
- Four Bedrooms
- Two Reception Rooms
- Fitted Kitchen
- Brick Built Double Garage
- Ample Off Road Parking
- Good Sized Plot
- Set Back From Main Road

Tenure: Freehold EPC Rating: D

offers in excess of

**£280,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
PCG121400 - 0010

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