



Park Road, Peterborough PE1 2GA

welcome to

Park Road, Peterborough

Situated right in the heart of the Peterborough City Centre This UPPER FLOOR APARTMENT in the heart of the City Centre with all the amenities to hand. PERFECT INVESTMENT or FIRST TIME PURCHASE. Property features include OPEN PLAN LIVING & SECURE PARKING. Call now to view!



This is a fantastic opportunity to purchase this spacious, modern TWO BEDROOM APARTMENT on Park Road. The accommodation comprises OPEN PLAN KITCHEN/LOUNGE/DINING AREA, TWO BEDROOMS with EN-SUITE to both Bedrooms. Outside has SECURE ALLOCATED PARKING. The property also benefits from secure CCTVs covering flats entry, security access key free and video intercom and fully equipped air conditioning. Must view to fully appreciate this FIRST FLOOR APARTMENT. The property is fully furnished with high quality fitments (please enquire ref prices).



Open Plan Living

Kitchen/Lounge/Dining Area

Bedroom One

En-Suite

Bedroom Two

En-Suite

Secure Allocated Parking



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welcome to

Park Road, Peterborough

- Two Double Bedrooms
- Two En-Suites
- Open Plan Living
- Lounge/Dining/Kitchen
- Allocated Parking
- Modern
- Central Location
- Air Conditioning

Tenure: Leasehold EPC Rating: E

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2014. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£175,000



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Property Ref:
PCG121900 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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.



Please note the marker reflects the
postcode not the actual property



william h brown



01733 311022



Peterborough@williamhbrown.co.uk



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



williamhbrown.co.uk