



Rosewood Close, Yaxley Peterborough PE7 3ZH

welcome to

Rosewood Close, Yaxley Peterborough

A WELL presented family HOME, set in a sought after location and offering accommodation to comprise: entrance HALL, lounge, dining room, kitchen, utility room, downstairs wc, four bedrooms, ensuite to the master, family bathroom, GARDENS, garage, driveway & parking.



Entrance Hall

Radiator, stairs to first floor, tiled flooring.

Lounge

18' 5" x 10' 8" (5.61m x 3.25m)

Double glazed window to the front & double glazed french doors to the rear. radiator, gas fire with hearth, mantle & surround.

Dining Room

10' x 10' 4" (3.05m x 3.15m)

Double glazed window to the front, radiator, tiled flooring.

Kitchen

10' 6" x 7' 9" (3.20m x 2.36m)

Double glazed window to the rear, sink drainer set into work surface, further work surfaces with cupboards below & range of wall mounted storage cupboards. Fitted gas hob and electric double oven, radiator. Tiled flooring.

Utility

7' 8" x 5' 2" (2.34m x 1.57m)

Half glazed door to the rear, work surface with plumbing for washing machine below & range of wall mounted storage cupboards. Tiled flooring.

Downstairs Wc

Frosted double glazed window to the rear, close coupled wc, hand wash basin, radiator, tiled flooring.

First Floor Landing

Range of fitted shelving units on half landing, airing cupboard, access to the loft with loft ladder (we are informed that the loft is part boarded).

Bedroom1

11' 5" x 9' 10" (3.48m x 3.00m)

Double glazed window to the rear, radiator, laminate flooring.

Ensuite

Frosted double glazed window to the rear, concealed cistern wc, hand wash basin, shower enclosure, tiled flooring, radiator / towel rail.

Bedroom 2

13' 8" x 6' 11" (4.17m x 2.11m)

Double glazed window to the front, radiator, laminate flooring, range of fitted shelving.

Bedroom 3

10' 7" x 7' 9" (3.23m x 2.36m)

Double glazed window to the rear, radiator, laminate flooring.

Bedroom 4

10' 8" x 7' 2" extending to 10' 4" (3.25m x 2.18m extending to 3.15m)

Double glazed window the front, radiator.

Bathroom

Frosted double glazed window to the rear, panel bath with shower & screen, close coupled wc, hand wash basin, tiled flooring, radiator / towel rail.

Outside The Property

The open plan front garden is laid to lawn with shrubs. The block paved driveway leads to the garage which has an up & over door with side courtesy door, power connected & eaves storage space and approximate internal dimensions of 17ft 9in x 9ft 9in. There is an additional area for parking opposite the house.

The rear garden offers a paved patio area and is laid to lawn with a range of established beds & borders along with a timber decked seating area to the rear.



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Rosewood Close, Yaxley Peterborough

- REDUCED FROM £415,000
- entrance hall, lounge, dining room, kitchen
- utility, downstairs wc,
- four bedrooms, ensuite to master, family bathroom
- gardens, garage, driveway, additional parking

Tenure: Freehold EPC Rating: C

offers in excess of

£400,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
YXZ108056 - 0012

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