



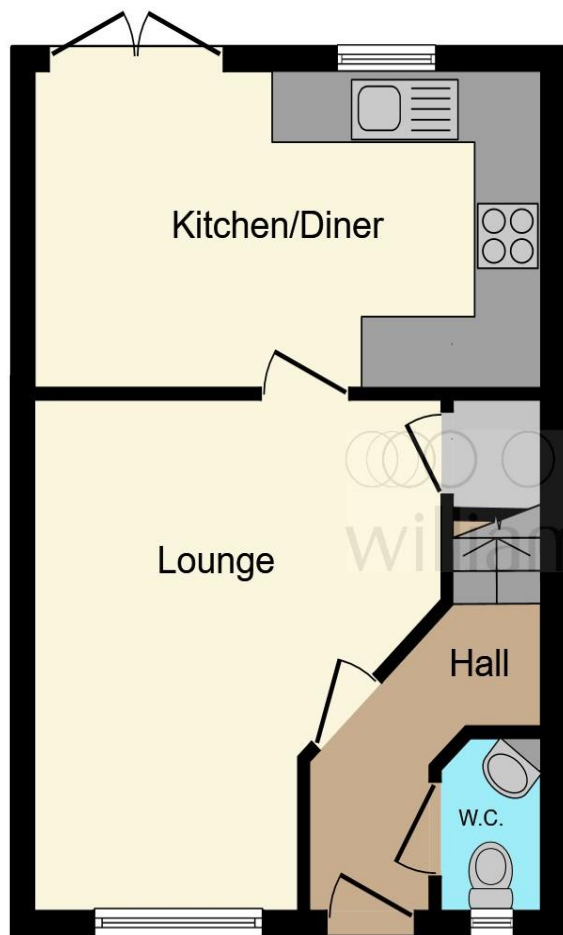
**Whitney Drive, Yaxley Peterborough PE7 3EF**

**welcome to**

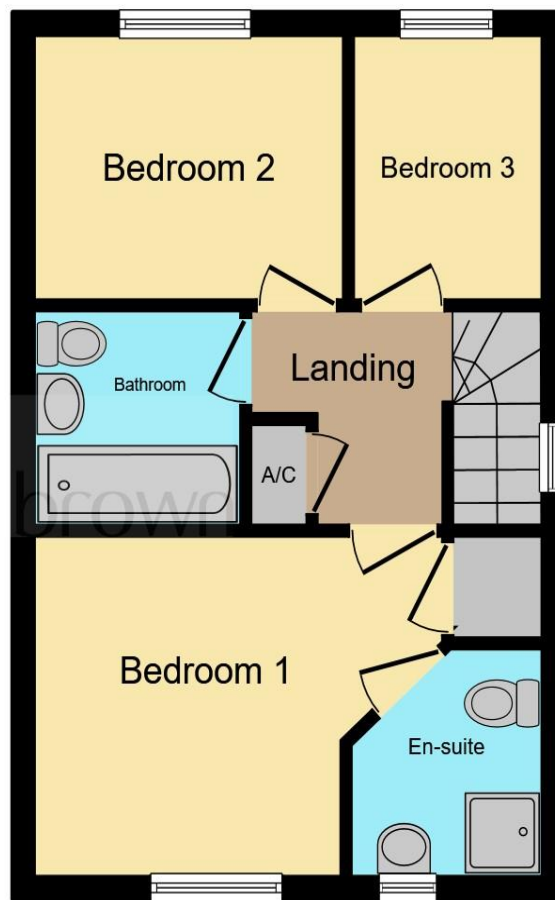
**Whitney Drive, Yaxley Peterborough**

A well-presented home, set in a well-regarded location & offering entrance hall, lounge, kitchen diner, downstairs wc, three bedrooms, ensuite to master, family bathroom, generous rear garden & double width driveway. must be viewed to fully appreciate.





**Ground Floor**



**First Floor**

**Entrance Hall**

**Lounge**

12' x 14' 3" ( 3.66m x 4.34m )

**Kitchen Diner**

15' 4" x 8' 11" ( 4.67m x 2.72m )

**Downstairs Wc**

**Bedroom 1**

9' 6" x 9' 7" extending to 11' 11" ( 2.90m x 2.92m extending to 3.63m )

**Ensuite**

**Bedroom 2**

9' 2" x 7' 6" ( 2.79m x 2.29m )

**Bedroom 3**

7' 7" x 5' 11" ( 2.31m x 1.80m )

**Bathroom**

**Outside The Property**

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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## Whitney Drive, Yaxley Peterborough

- entrance hall, lounge
- kitchen diner, downstairs wc
- three bedrooms, family bathroom
- generous garden with cabin
- double width driveway

Tenure: Freehold EPC Rating: B

# £254,995



Please note the marker reflects the postcode not the actual property

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Property Ref:  
YXZ108626 - 0005

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