

Field Rise, Yaxley Peterborough PE7 3YT



## welcome to

# Field Rise, Yaxley Peterborough

A well presented detached bungalow which is offered for sale with no onward chain and comprises: entrance hall, lounge, kitchen diner, two bedrooms, shower room, conservatory, gardens, driveway with car port, single garage. This home must be viewed to fully appreciate!















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

#### **Entrance Hall**

### Lounge

11' 9" x 17' 9" ( 3.58m x 5.41m )

#### **Kitchen Diner**

10' x 11' 5" ( 3.05m x 3.48m )

### Conservatory

10' x 6' 8" ( 3.05m x 2.03m )

#### **Bedroom 1**

11' 5" x 9' 5" plus wardrobes (  $3.48m \times 2.87m$  plus wardrobes )

#### **Bedroom 2**

11' 6" x 7' 8" ( 3.51m x 2.34m )

#### **Shower Room**

## **Outside The Property**

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- entrance hall, lounge
- kitchen diner, conservatory
- two bedrooms, shower room
- gardens, garage & driveway
- no onward chain

Tenure: Freehold EPC Rating: D

Council Tax Band: C

offers in excess of

£270,000









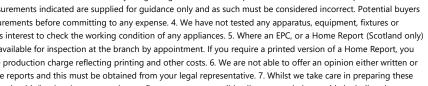
Please note the marker reflects the postcode not the actual property

## view this property online williamhbrown.co.uk/Property/YXZ108922



Property Ref: YXZ108922 - 0006

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