



Clover Court, Yaxley Peterborough PE7 3FP

welcome to

Clover Court, Yaxley Peterborough

A WELL PRESENTED HOME which could make an IDEAL first purchase & offers accommodation to comprise: entrance HALL , lounge diner, kitchen, downstairs wc, three bedrooms, ensuite to the master, family bathroom, gardens & allocated PARKING space.



Entrance Hall

Radiator, laminate flooring.

Lounge Diner

16' 1" x 15' 11" max (4.90m x 4.85m max)
Double glazed window & french door to the rear,
two radiators, laminate flooring, understairs
cupboard.

Kitchen

8' 3" x 8' 4" (2.51m x 2.54m)
Double glazed window to the front, sink drainer set
into work surface, further work surfaces with
cupboards below & range of wall mounted storage
cupboards. Wall mounted gas central heating boiler,
fridge freezer space, plumbing for washing machine.

Downstairs Wc

Frosted double glazed window to the front, close
coupled wc, hand wash basin, radiator.

First Floor Landing

Access to the loft, radiator.

Bedroom 1

13' 9" x 9' 3" narrowing to 6' 9" (4.19m x 2.82m narrowing
to 2.06m)
Double glazed window to the front, radiator, built in
wardrobe.

Ensuite

Frosted double glazed window to the front, close
coupled wc, hand wash basin, shower cubicle,
radiator.

Bedroom 2

8' 10" x 7' 11" (2.69m x 2.41m)
Double glazed window to the front, radiator.

Bedroom 3

7' 4" x 6' 10" (2.24m x 2.08m)
Double glazed window to the front, radiator.

Family Bathroom

Close coupled wc, hand wash basin, panel bath,
extractor unit.

Outside The Property

There is a numbered parking space to the front of
the property with further visitors parking. The rear
garden offers a paved patio area and is laid to lawn
with a shale border to the rear. The garden is
enclosed by fencing with gated rear access.



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Clover Court, Yaxley Peterborough

- REDUCED FROM £230,000
- entrance hall, lounge diner, kitchen
- downstairs wc
- three bedrooms, ensuite to master, family bathroom
- gardens, parking space, no onward chain, COUNCIL TAX BAND B

Tenure: Freehold EPC Rating: C

offers in the region of

£220,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
YXZ107290 - 0022

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