

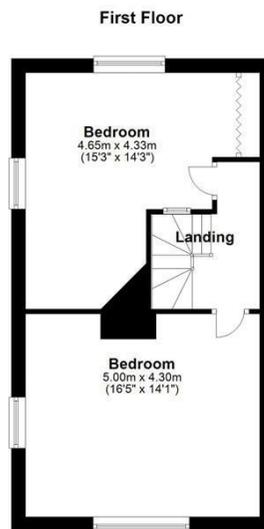
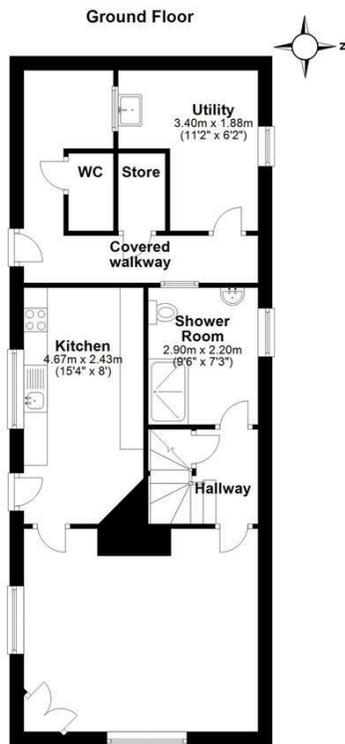


3 LAUNDRY ROAD  
PETERBOROUGH, PE8 5DQ

£995 PCM

Character country property with two double bedrooms

**Woodford & Co.**  
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**Total Approx Gross Internal Floor Area = 116 sq/m (1255 sq/ft)**

FOR IDENTIFICATION PURPOSES ONLY - NOT TO SCALE

| Energy Efficiency Rating                    |    | Current                 | Potential |
|---|----|-------------------------|-----------|
| Very energy efficient - lower running costs |    |                         |           |
| (92 plus) A                                 |    |                         |           |
| (81-91) B                                   |    |                         |           |
| (69-80) C                                   |    |                         | 74        |
| (55-68) D                                   | 57 |                         |           |
| (39-54) E                                   |    |                         |           |
| (21-38) F                                   |    |                         |           |
| (1-20) G                                    |    |                         |           |
| Not energy efficient - higher running costs |    |                         |           |
| England & Wales                             |    | EU Directive 2002/91/EC |           |

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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