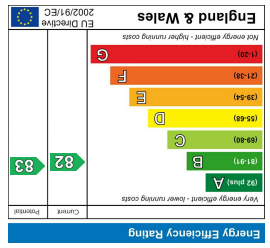


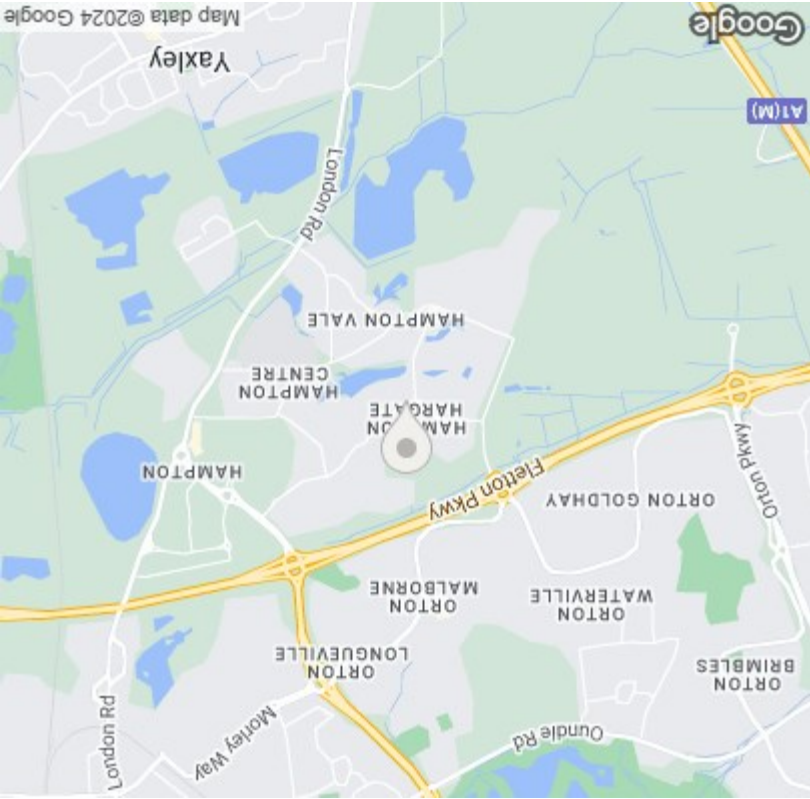
Disclaimer: Important Notice in accordance with the Property Misdescriptions Act (1991) we have prepared these Sales Particulars as a general guide to give a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. Neither has the Agent checked legal documentation to verify the legal status of the property or the validity of any guarantee. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts.



Energy Efficiency Graph

Please contact our City & County Estate Agents - Peterborough Office on 01733 563965 if you wish to arrange a viewing appointment for this property or require further information.

Viewing



Area Map



Floor Plan



4 Thorn Road

Hampton Hargate, Peterborough, PE7 8EB

Guide Price £390,000



4 Thorn Road

Hampton Hargate, Peterborough,
PE7 2EP

City and County are excited to market this spacious, FOUR-BEDROOM DETACHED house, located down a quiet road in Hampton Hargate, Peterborough. Offering easy access to local amenities, schooling and transport links, this property is a perfect family home.

Briefly comprising, a large entrance hall, cloakroom, good sized bay fronted lounge with access to the dining room and half brick-built conservatory, that provides further space for entertaining. The kitchen is fitted with a matching range of base and eye level units, with space for a washing machine, dishwasher, and fridge/freezer. Integrated four ring gas hob with an extractor over. Fitted oven and grill. Separate utility room, with access to the partially converted integral garage which is currently used as a storage room. Upstairs, there are four double bedrooms, with the master bedroom benefitting from a fitted three-piece en-suite comprising a WC, wash hand basin, and cubicle shower. There is a further family bathroom, that is fitted with a three-piece suite comprising a WC, wash hand basin and a bath. To the rear, there is a private, enclosed large rear garden, which is mainly laid to lawn. To the front, there is off road parking for at least two cars, and access to the front of the garage via a metal up and over door. Please call today for a viewing.

Entrance Hall
7'7" x 13'6"

Living Room
17'2" x 14'2"



Dining Room
13'3" x 9'2"

Sunroom
10'9" x 10'8"

Kitchen
9'2" x 13'7"

Utility Room
3'3", 26'5" x 8'0"

Storage Room
9'5" x 8'7"

Garage
7'4" x 8'11"

WC
6'10" x 2'11"

Landing
9'0" x 5'10"

Master Bedroom
10'4" x 14'1"

En-Suite
4'2" x 8'7"

Bedroom Two
9'5" x 13'0"

Bedroom Three
7'3" x 11'1"

Bedroom Four
7'3" x 10'0"

Bathroom
6'10" x 5'10"

EPC - B

Freehold

**DRAFT DETAILS AWAITING
VENDOR APPROVAL**

