

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, 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.

England & Wales	
Energy Rating	Approximate annual energy costs
A	£121 - £147
B	£148 - £171
C	£172 - £205
D	£206 - £239
E	£240 - £273
F	£274 - £307
G	£308 - £341

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



1 Furze Ride
Peterborough, PE1 3UA

£235,000 - Freehold , Tax Band - B



I Furze Ride

Peterborough, PE1 3UA

City and County are pleased to bring to the market this TWO BEDROOM END TERRACE family home, within proximity to Peterborough City Centre, local transport links, schooling and local amenities. The property benefits from gas central heating and uPVC double glazing. This home would be ideal for a young couple, first time buyers, or a young family. The property is on a good-sized plot and has already been extended to the rear!

The property briefly comprises downstairs, an entrance porch to the front that leads through into an open plan kitchen/dining room, with a range of matching base and eye level units, with integrated washing machine, dishwasher, and space for a fridge/freezer. There is a four-ring hob with extractor hood over, integrated oven and a stainless-steel sink. Separate living room to the front, and a separate utility room and two-piece cloakroom. Upstairs there are two bedrooms and a family bathroom that is fitted with a three-piece suite comprising a WC, wash hand basin, and a bath with a shower over. To the rear of the property there is a good-sized patio garden with storage sheds. To the front of the property there is a block paved driveway for four vehicles. Please call to book a viewing with us today! Virtual tour available.

Entrance Hall

8'7" x 3'3"

Hallway

3'2" x 6'5"

Living Room

13'6" x 11'8"



Kitchen/Diner
19'10" x 16'10"

WC
2'9" x 5'2"

Utility Room
8'2" x 2'11"

Landing
5'2" x 6'4"

Master Bedroom
9'11" x 15'2"

Bedroom Two
8'7" x 11'9"

Bathroom
5'6" x 6'5"

EPC - D
66/79

Tenure - Freehold

**IMPORTANT LEGAL
INFORMATION**
AWAITING CONFIRMATION

**DRAFT DETAILS AWAITING
VENDOR APPROVAL**