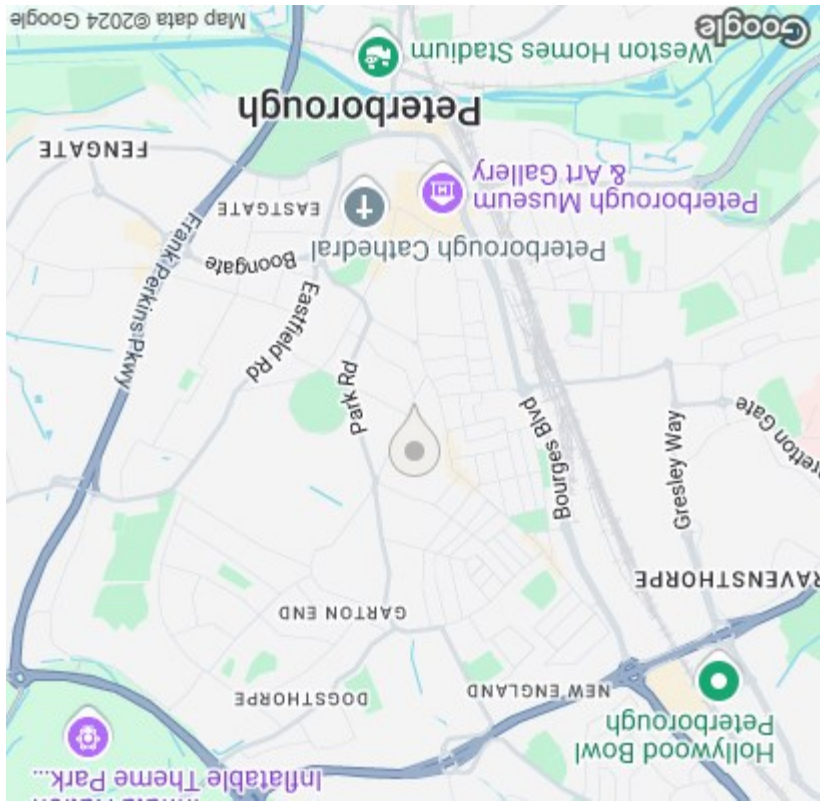


Disclaimers Important Notice in accordance with the Property Misdescriptions Act (1991) we have prepared these Sales Particulars as a general guide to give a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey 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. PLEASE NOTE: IF THE PROPERTY IS BEING PURCHASED AS BUY TO LET, YOU SHOULD CONSIDER WHETHER SELECTIVE LICENSING APPLICABLE. YOU MAY FIND THE FOLLOWING LINK USEFUL- <https://www.peterborough.gov.uk/residents/housing/selective-licensing/selective-licensing-areas/>

Energy Efficiency Rating	
Current	Assumed
87	A
83	B
	C
	D
	E
	F
	G

Any energy efficient - lower running costs
 Any energy inefficient - higher running costs
 EU Directive 2002/91/EC
 England & Wales

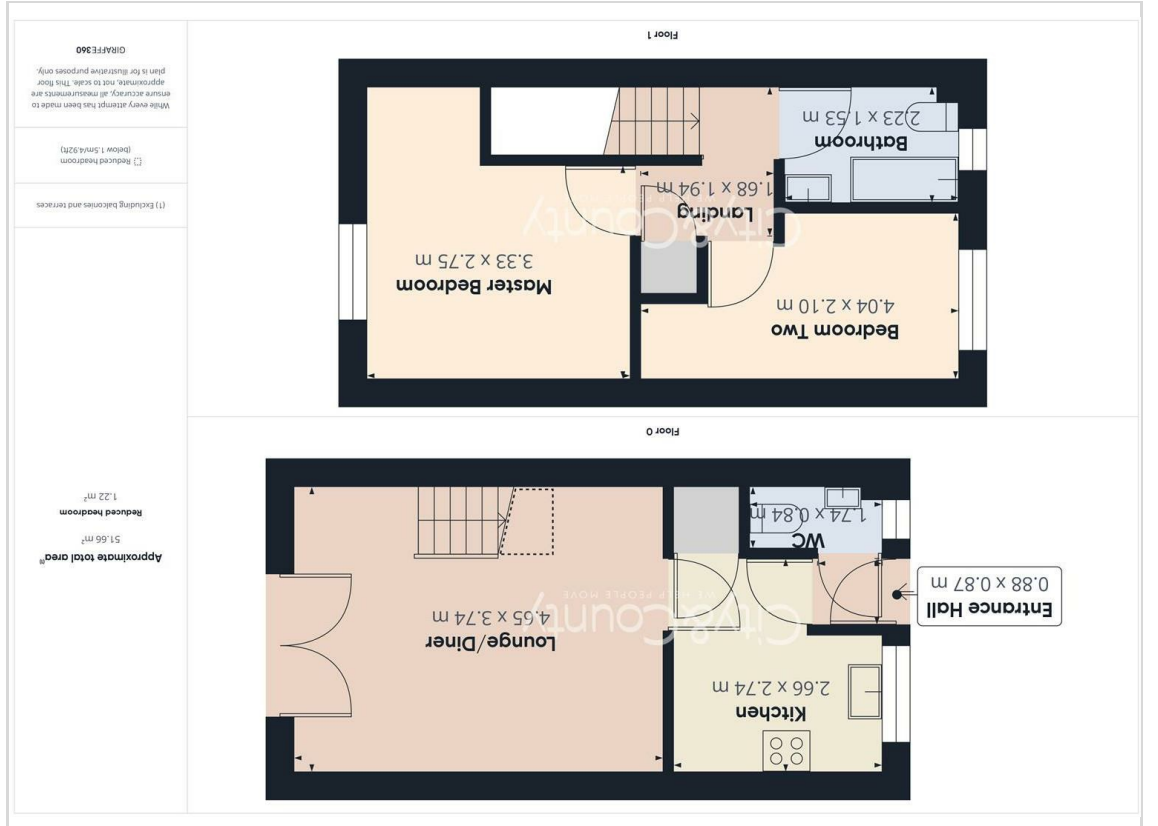
Energy Efficiency Graph



Area Map

Please contact our City & County Estate Agents - Peterborough Office on 01733 563965 if you wish to arrange a viewing.

Viewing



Floor Plan



Dogsthorpe Road
 Peterborough, PE1 3AG

Offers In Excess Of £180,000 - Freehold , Tax Band - A



Dogsthorpe Road

Peterborough, PE1 3AG

Welcome to this charming modern end terraced house located on Dogsthorpe Road in Peterborough. This delightful property boasts one reception room, two bedrooms, a modern kitchen, a downstairs cloakroom and a family bathroom, making it a perfect home for a small family or professionals looking for a cosy space.

Situated conveniently close to the City Centre, this house offers the best of both worlds - a peaceful retreat from the hustle and bustle of the city, yet just a stone's throw away from all the amenities and attractions Peterborough has to offer. One of the standout features of this property is the off-street parking, providing you with the convenience and peace of mind of having your own dedicated parking space right at your doorstep. Sold with the benefit of NO FORWARD CHAIN, this property presents a fantastic opportunity for those looking to move in hassle-free and start enjoying their new home right away. Don't miss out on the chance to make this modern end terraced house your own slice of paradise in Peterborough.

Entrance Hall
2'10" x 2'10"

WC
5'8" x 2'9"

Kitchen
8'8" x 8'11"

Lounge/Diner
15'3" x 12'3"

Landing
5'6" x 6'4"



Master Bedroom
10'11" x 9'0"

Bathroom
7'3" x 5'0"

Bedroom Two
13'3" x 6'10"

EPC - D
63/87

Tenure - Freehold

IMPORTANT LEGAL INFORMATION
AWAITING CONFIRMATION

