



Lowick Gardens

Peterborough, PE3 7HG

£180,000 - Freehold , Tax Band - A

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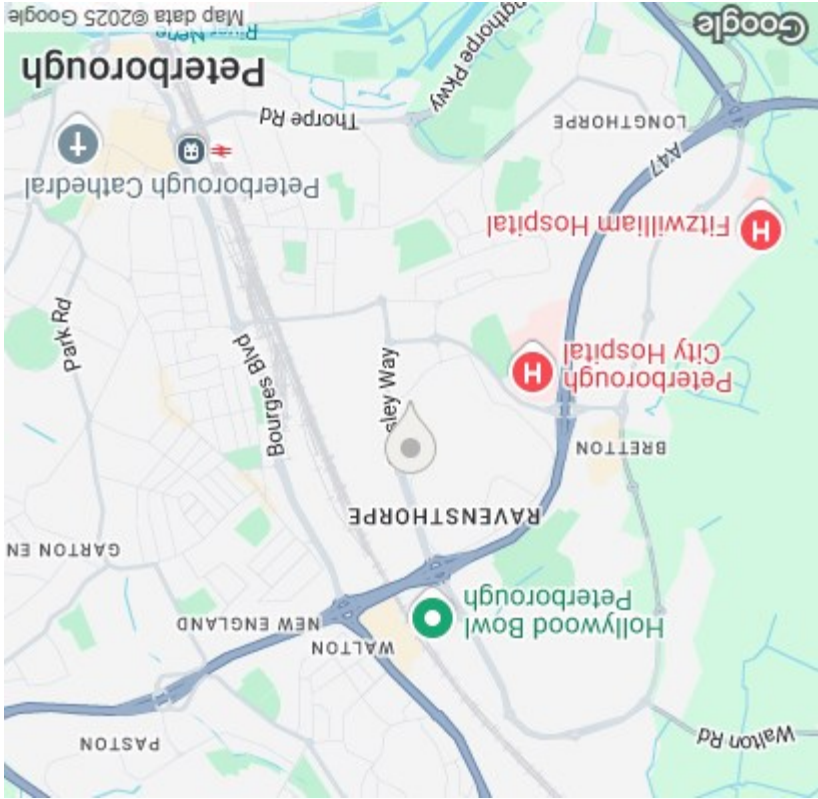
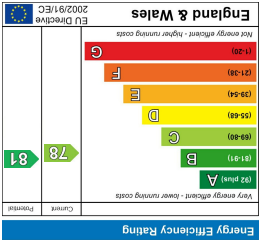
Floor Plan



Viewing

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.

Energy Efficiency Graph



Area Map

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 guarantees. 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 IS APPLICABLE. YOU MAY FIND THE FOLLOWING LINK USEFUL:- <https://www.peterborough.gov.uk/residents/housing/selective-licensing/selective-licensing-areas/>

Lowick Gardens

Peterborough, PE3 7HG

Nestled in a peaceful area in Westwood, Peterborough, this charming two-bedroom mid-terrace property offers the perfect blend of comfort and convenience. With no forward chain, it presents an excellent opportunity for first-time buyers or investors. Enjoy easy access to local schools, Peterborough City Hospital, and the A47, making daily life a breeze. Whether you're starting your homeownership journey or seeking a solid investment, this property has great potential!

The property has a well-presented and practical layout with plenty of storage space. The front of the house has an entrance porch and hallway leading to the lounge which leads to the spacious kitchen which is equipped with a range of base and eye-level units, along with space for a freestanding cooker and a fridge/freezer. The kitchen then leads into the single-storey extension which is ideal for use as a dining room or another living area. There is a utility cupboard where the washing machine is located and a downstairs toilet with hand basin. Patio doors and the back door open to the rear garden. Upstairs are two double bedrooms, the family bathroom, fitted with a three-piece suite, comprising a toilet, wash hand basin, and bath with a shower over. Outside, the rear garden is mainly laid to lawn and offers access to a single garage and driveway. To the front of the property there is a pleasant view of green space enhancing the appeal of this well-located home.

Entrance Porch  
2'7" x 4'0"

Entrance Hall  
5'8" x 3'1"

Lounge  
14'4" x 11'6"

Kitchen  
8'6" x 15'0"

Dining Room  
8'7" x 10'3"

WC  
5'7" x 2'9"

Landing  
7'4" x 3'5"

Master Bedroom  
10'4" x 11'10"

Bedroom Two  
13'2" x 8'6"

Bathroom  
5'6" x 6'2"

EPC - C  
78/81

Tenure - Freehold

IMPORTANT LEGAL INFORMATION

Construction: Standard  
Accessibility / Adaptations: None  
Building safety: No  
Known planning considerations: None  
Flooded in the last 5 years: No  
Sources of flooding: n/a  
Flood defences: No  
Coastal erosion: No  
On a coalfield: No  
Impacted by the effect of other mining activity: No



Conservation area: No  
Lease restrictions: No  
Listed building: No  
Permitted development: No  
Holiday home rental: No  
Restrictive covenant: No  
Business from property: No  
Property subletting: No  
Tree preservation order: No  
Other: Yes  
Right of way public: No  
Right of way private: No  
Registered easements No  
Shared driveway: Yes  
Third party loft access: No  
Third party drain access: No  
Other: No  
Parking: Shared Driveway between numbers 16 and 18, Garage, Rear Of Property  
Solar Panels: Yes - Leased  
Water: Mains  
Electricity: Mains Supply  
Sewerage: Mains  
Heating: Gas Mains  
Internet connection: Fttp  
Internet Speed: up to 1000Mbps  
Mobile Coverage: EE - Great, O2 - Excellent, Three - Excellent, Vodafone - Excellent

Disclaimer: If you are considering purchasing this property as a Buy-to-Let investment, please be advised that certain areas may be subject to Selective Licensing schemes. Prospective purchasers are strongly advised to carry out their own due diligence to ensure compliance with any applicable licensing requirements, including any associated fees or obligations.

All information is provided without warranty. The information contained is intended to help you decide whether the property is suitable for you. You should verify any answers which are important to you with your property lawyer or surveyor or ask for quotes from the appropriate trade experts: builder, plumber, electrician, damp, and timber expert.

