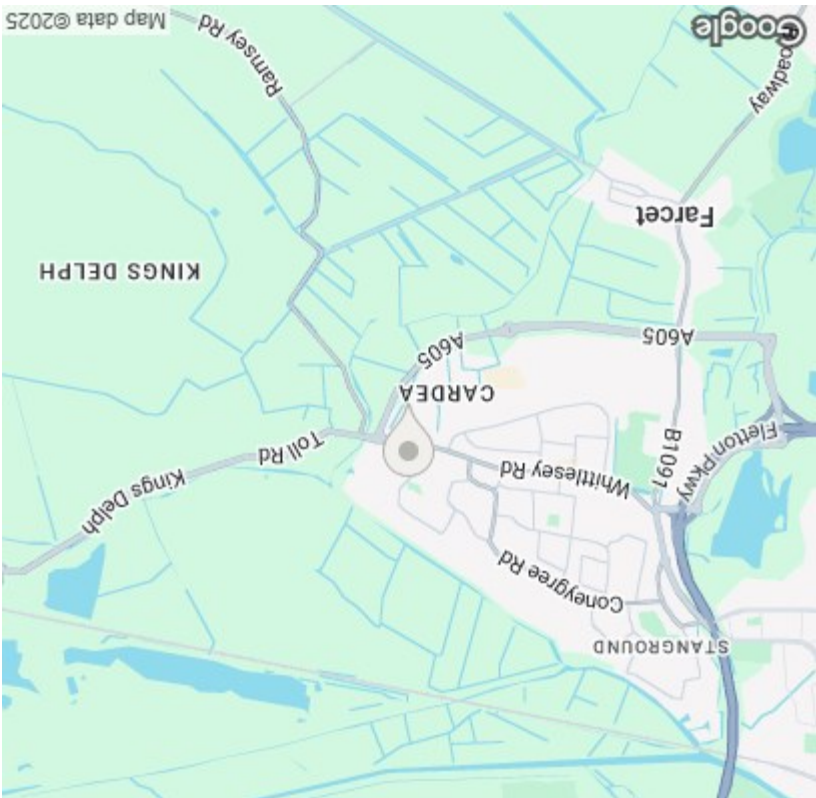
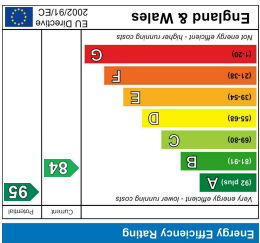


Please contact our City & County Estate Agents - Peterborough Office on 01733 563965 if you wish to arrange a viewing appointment for this property or require further information.

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**Viewing**



## Area Map



## Floor Plan





Kronos Close

Stanground South, Peterborough, PE2 8WL

Welcome to this beautifully presented family home located on Kronos Close in the desirable development of Cardea, Stanground South, Peterborough. This charming semi detached townhouse offers a perfect blend of comfort and convenience, making it an ideal choice for families or those seeking a spacious living environment, with a living room, kitchen diner, three double bedrooms, and two bathrooms.

Upon entering, you will find a well-appointed reception room that provides a warm and inviting space for relaxation and entertaining, this leads through to an inner hallway, giving access to a downstairs cloakroom. To the rear there is a modern kitchen diner with French doors that open out on to the garden. Furthermore, to the first and second floors, the property boasts three generously sized bedrooms, including a master bedroom complete with an en-suite bathroom and fitted wardrobes, ensuring ample storage and privacy for the homeowners. With two bathrooms in total, morning routines will be a breeze for the entire family. The layout of the house is designed to maximise space and functionality, making it suitable for modern living. One of the standout features of this property is the ample off-street parking, providing convenience for residents and guests alike. Additionally, the enclosed rear garden offers a private outdoor space, perfect for children to play or for hosting summer barbecues with friends and family. Situated within walking distance to local amenities, this home is ideally located for easy access to shops, schools, and parks, enhancing the overall appeal of the area. In summary, this townhouse on Kronos Close is a delightful family home that combines modern living with a convenient location. It is a must-see for anyone looking to settle in the vibrant community of Stanground South, Peterborough.

Entrance Hall

3'7" x 4'3"

Living Room

11'8" x 14'7"

Hallway

4'3" x 4'11"

WC

4'3" x 3'8"

Kitchen Diner

11'8" x 7'6"

First Floor Landing

2'9" x 10'6"

Bedroom Two

11'9" x 8'8"

Bathroom

5'5" x 7'10"

Bedroom Three

11'9" x 7'8"

Second Floor Landing

3'1" x 3'2"

Master Bedroom

8'5" x 13'1"

En-Suite To Master Bedroom

10'9" x 4'11"

EPC - B

84/95

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: No  
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: Driveway Shared  
Solar Panels: No  
Water: Mains  
Electricity: Mains Supply  
Sewerage: Mains  
Heating: Gas Mains  
Internet connection: Fttp  
Internet Speed: up to 1800Mbps  
Mobile Coverage: EE - Great, O2 - Great, Three - Great, 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.

DRAFT DETAILS AWAITING VENDOR APPROVAL