



Thorpe Road
Peterborough, PE3 6JH

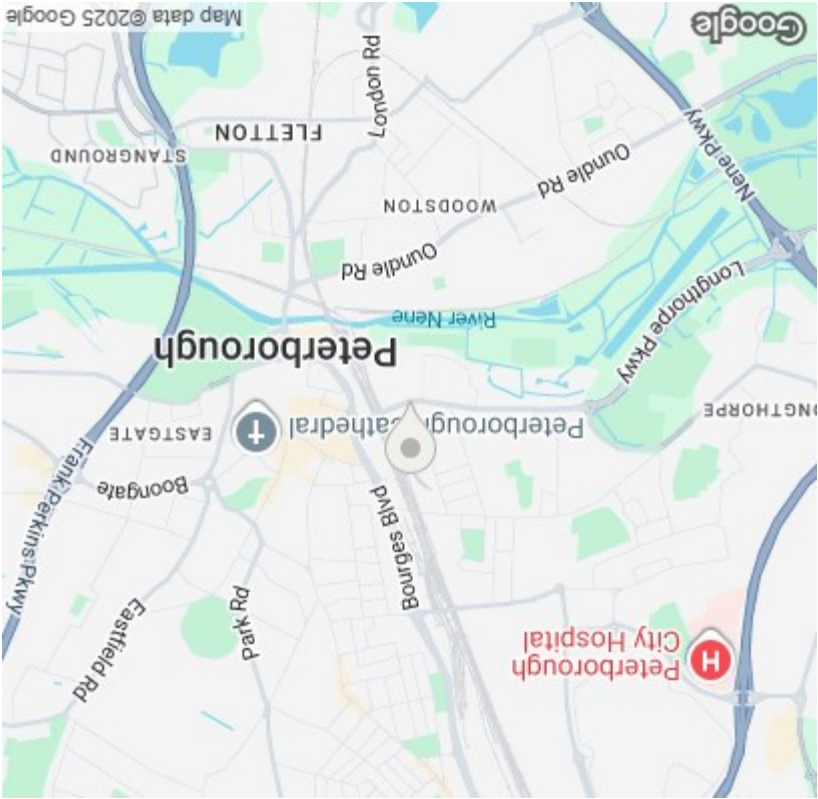
Guide Price £210,000 - Leasehold , Tax Band - D

2 2 2 B

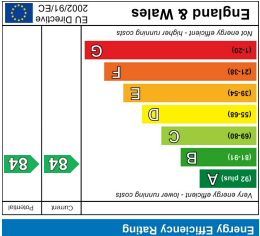
Floor Plan



Area Map



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.

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, 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/>

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In the heart of Peterborough city centre and within easy walking distance to the train station, this stylish first-floor luxury apartment offers the perfect blend of convenience and comfort. Featuring two double bedrooms, a spacious open plan living and dining area with Juliette balcony, and both a family bathroom and en-suite, this home is ideal for first-time buyers, downsizers, or commuters. Offered with no forward chain, the property further benefits from an abundance of parking, communal gardens perfect for entertaining, and lift access within the building. A virtual tour is available. Offered with a GUIDE PRICE of £210,000-£230,000.

Situated within the highly sought-after Jubilee Mansions development, this modern apartment is designed for both style and practicality. The property opens with an entrance hall that leads through to a well-fitted kitchen and a large, bright living and dining room that extends to a Juliette balcony, providing an airy and inviting space for relaxing or entertaining. There are two generously sized double bedrooms, with the master benefitting from an en-suite shower room, while a separate family bathroom serves the second bedroom and guests. A useful utility room adds to the functionality of the home. Residents enjoy the added advantage of plentiful parking and well-maintained communal gardens, creating a sociable yet peaceful setting. Lift access ensures convenience throughout the building. With its prime location in Peterborough's city centre, just a short stroll to the train station and local amenities, this property makes an excellent first-time purchase or downsize opportunity. Offered with no forward chain.

Entrance Hall
1.75 x 0.99 (5'8" x 3'2")

Hallway
2.47 x 3.11 (8'1" x 10'2")

Living Room
8.12 x 4.25 (26'7" x 13'11")

Dining Room
3.63 x 3.34 (11'10" x 10'11")

Kitchen
3.86 x 2.60 (12'7" x 8'6")

Utility Room
0.81 x 1.33 (2'7" x 4'4")

Hallway
1.36 x 0.93 (4'5" x 3'0")

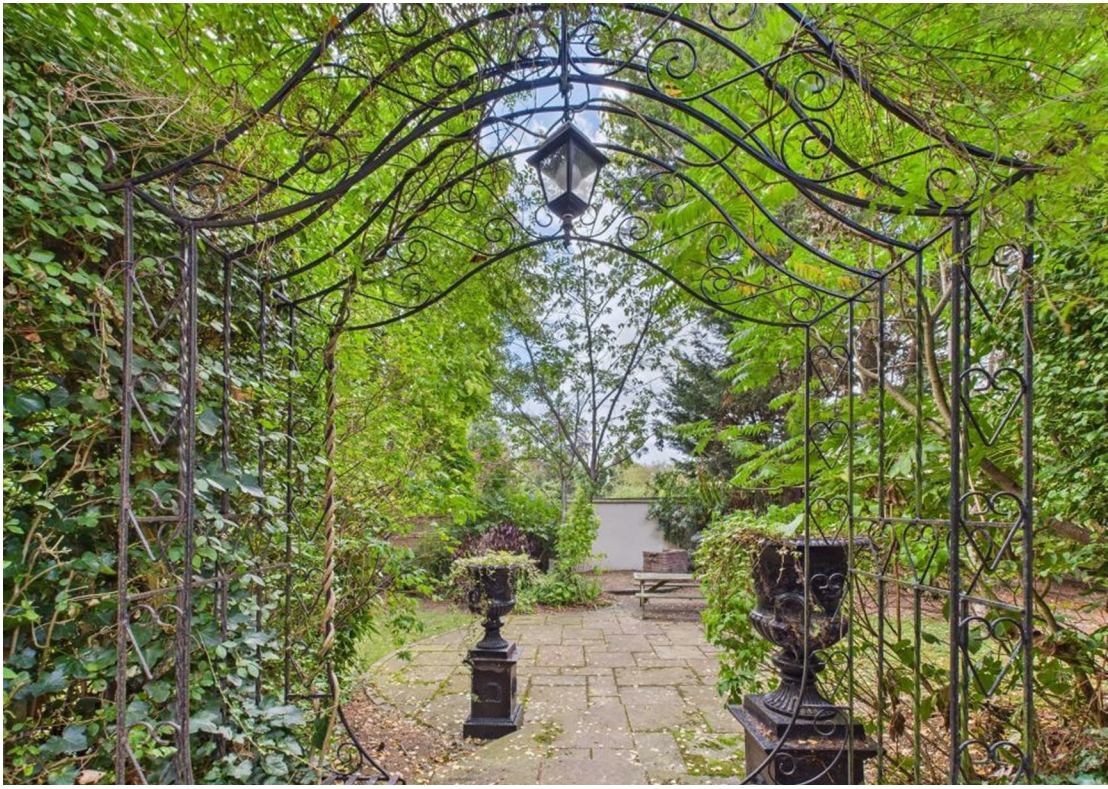
Master Bedroom
5.35 x 2.82 (17'6" x 9'3")

En-Suite To Master Bedroom
2.08 x 2.82 (6'9" x 9'3")

Bedroom Two
4.08 x 2.99 (13'4" x 9'9")

Bathroom
1.37 x 1.95 (4'5" x 6'4")

EPC - B
84/84



Tenure - Leasehold
At the time of marketing the vendor has informed us of the current lease terms. Exact figures will be confirmed by your solicitor upon receipt of the management pack, when a sale has been agreed.
Years Remaining on the lease - upon completion of a sale the lease will have been extended to 999 years of which solicitors will deal with.
Ground rent £150 per annum
Service charge £1900 per annum
IMPORTANT LEGAL INFORMATION
Construction: Standard
Accessibility / Adaptations: Lift Access
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: TBC
Listed building: No
Permitted development: No
Holiday home rental: No
Restrictive covenant: Not Known
Business from property NOT allowed: Not Known
Property subletting: Not Known
Tree preservation order: No
Other: Not Known
Right of way public: Not Known
Right of way private: Not Known
Registered easements: Not Known
Shared driveway: Yes
Third party loft access: Not Known
Third party drain access: Not Known
Other: Not Known
Parking: Communal Car Park Allocated Space
Solar Panels: No
Water: Mains
Electricity: Mains Supply
Sewerage: Mains
Heating: Gas Mains
Internet connection: TBC
Internet Speed: up to 1000Mbps
Mobile Coverage: EE - Excellent, O2 - Great, Three - Great, Vodafone - Great

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.