



Connells

Evergreen Drive
Hampton Hargate Peterborough

Evergreen Drive Hampton Hargate Peterborough PE7 8FW

for sale
£130,000



Property Description

The sought after township of Hampton situated south of Peterborough is a popular location for families and couples with its wide range of shops, restaurants and pubs. Built around a series of lakes and parks offering picturesque views and walks, it is a residential area of choice. Adjoining this is the Serpentine Green Shopping Centre offering a wide range of further amenities. There are also a range of schools including Hampton College, secondary and primary schools as well as two business parks, Cygnet Park and Kingston Park. The success of Hampton schools has led to rapid expansion.

The township also has many commuter links with various bus routes and is easily accessible to the A1.

Entrance Hall

Door to front, three storage cupboards, one housing water tank.

Lounge

21' 7" x 11' 1" (6.58m x 3.38m)

Three UPVC windows, two to side and one to rear and radiator.

Kitchen

9' 5" x 7' 11" (2.87m x 2.41m)

UPVC window to side, stainless steel sink/drainer with mixer tap, integrated cooker with electric hob, space for washing machine and fridge/freezer and high/low level storage with worktops over.



Master Bedroom

10' x 9' 4" (3.05m x 2.84m)

UPVC double door to rear and radiator.

Bedroom Two

10' x 7' 3" (3.05m x 2.21m)

UPVC window to rear and radiator.

Bathroom

Wash hand basin, low level WC, bath with glass shower guard, shower over and extractor fan.

Outside

Communal Garden







This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property please contact Connells on

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EPC Rating: C

Tenure: Leasehold

view this property online [connells.co.uk/Property/HAH305122](https://www.connells.co.uk/Property/HAH305122)

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2006. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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Property Ref: HAH305122 - 0021