

90A Sunnymead, Werrington

Peterborough PE4 5BZ

£180,000



Semi detached house

Double glazing

Ideal buy to let

2 bedrooms

Enclosed rear garden

Off Road Parking

Gas central heating

Ideal first time purchase

No forward chain





GENERAL DESCRIPTION: New to the market is this two bedroom terraced property it would make an ideal first time purchase or as an investment. The accommodation has a kitchen, lounge, 2 bedrooms and family bathroom and an enclosed rear garden with off road parking. This property is offered with no forward chain.

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ENTRANCE HALL Double glazed front door, radiator, door to kitchen and lounge.

KITCHEN 13' 8" x 6' 1" (4.16m x 1.85m) Fitted with a modern range of base and eye level units, stainless steel single sink and drainer, plumbing for washing machine, fridge and electric oven, part tiled walls, window to the front.

LOUNGE 14' 2" x 12' 6" (4.31m x 3.81m) Laminate flooring, radiator, TV point, French doors to the rear garden, stairs to first floor.

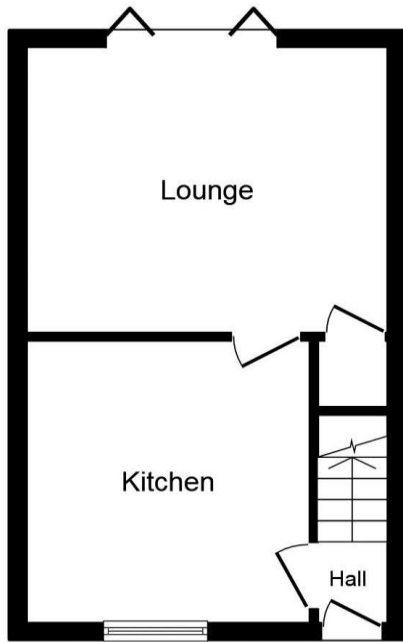
BEDROOM ONE 13' 0" x 9' 7" (3.96m x 2.92m) Radiator, TV point, window to the rear garden.

BEDROOM TWO 12' 8" x 7' 11" (3.86m x 2.41m) Radiator, window to the front.

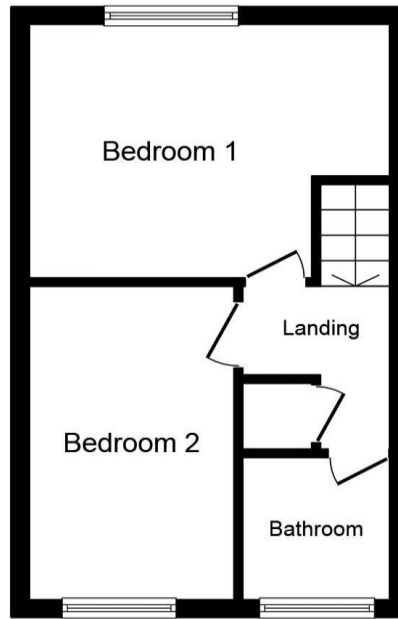
LANDING Access to the loft, airing cupboard.

BATHROOM Three piece suite comprising bath with shower over, WC and wash hand basin, radiator, laminate flooring, window to the front.

REAR GARDEN Enclosed rear garden mainly laid to lawn with a small patio area. Access to the rear



Ground Floor



First Floor

This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C		
55-68	D	68 D	
39-54	E		
21-38	F		
1-20	G		

The graph shows this property's current and potential energy rating.

General Information: Please note that any floorplans supplied are for guidance only as to the layout of the property. No measurements should be scaled from them.

Tenure: The property is Freehold

Council Tax: Band A