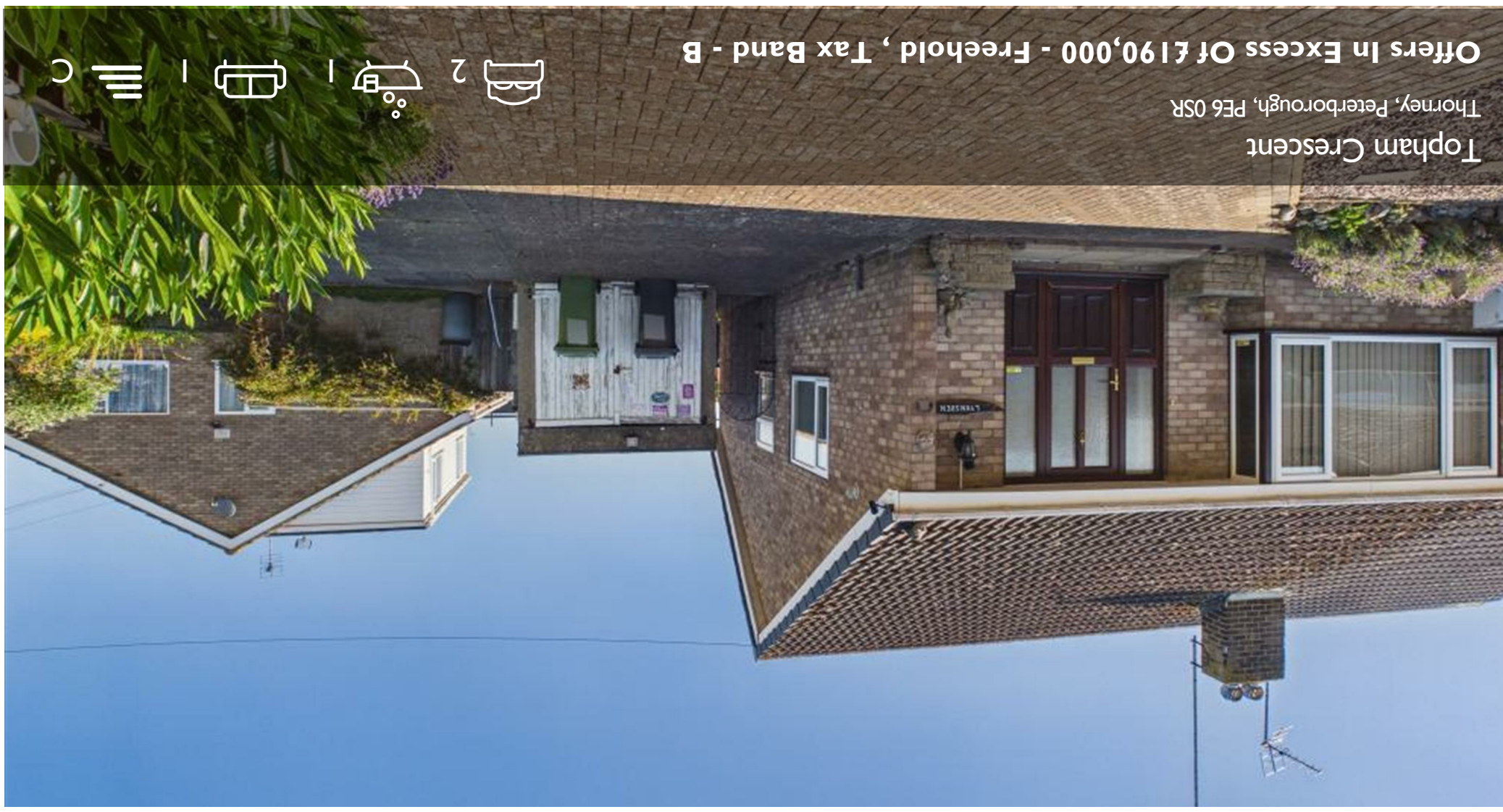


Topham Crescent

Thorney, Peterborough, PE6 0SR

Offers In Excess Of £190,000 - Freehold , Tax Band - B

2 | 1 | 1 | C

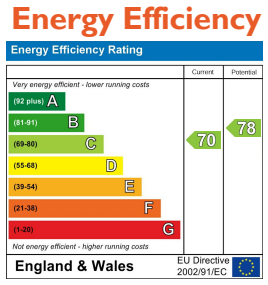
Floor Plan

Area Map

Viewing

Please contact our City & County Estate Agents - Crowland Office on 01733 212305 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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 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 licencing is applicable.

A non-refundable purchaser administration fee will be payable by the successful buyer to cover AML checks, identity verification, and proof of funds validation, with full details provided upon offer acceptance.

Topham Crescent

Thorney, Peterborough, PE6 0SR

A well-positioned semi-detached bungalow occupying a generous corner plot in the sought-after historic village of Thorney, offered for sale with no onward chain.

This attractive two-bedroom home offers comfortable and practical accommodation, including a spacious bay-fronted living room, modern shower room, fitted kitchen and a useful conservatory overlooking the rear garden. The property benefits from gas central heating, uPVC double glazing, generous off-road parking and a detached sectional garage. Ideally located within easy reach of Thorney's village amenities, including the historic Abbey, traditional tea rooms and local store, this delightful bungalow provides an excellent opportunity for those seeking peaceful village living with everyday conveniences close by.

A charming semi-detached bungalow occupying a desirable corner position within the historic village of Thorney, Peterborough, offered for sale with no onward chain. Situated in the sought-after village location of Thorney, this delightful bungalow on Topham Crescent provides a fantastic opportunity for buyers looking for a comfortable, well-presented home with convenient access to local amenities. Ideally positioned on a generous corner plot, the property enjoys a good degree of privacy, ample outdoor space and excellent potential for those looking to enjoy village living. The accommodation begins with a welcoming entrance hall leading to a spacious bay-fronted living room, creating a bright and comfortable space ideal for relaxing or entertaining. The property offers two well-proportioned bedrooms, along with a modern shower room and a practical kitchen situated to the rear of the home. An adjoining conservatory provides a peaceful additional reception space, perfect for enjoying views over the rear garden or a quiet morning coffee. Further benefits include gas central heating, uPVC double glazing throughout, generous off-road parking to the front and a detached sectional garage providing valuable storage or workshop space. The property is ideally located within easy reach of Thorney's village amenities, including the historic abbey, traditional tea rooms and local store, while offering the peace and charm of village life.
Being sold with no onward chain, this attractive bungalow is perfectly suited to a variety of buyers, including those looking to downsize, first-time purchasers or anyone seeking a low-maintenance home in a picturesque and well-connected village setting.

Entrance Hall
1.03 x 1.77 (3'4" x 5'9")

Living Room
5.45 x 3.48 (17'10" x 11'5")

Kitchen
2.99 x 2.61 (9'9" x 8'6")

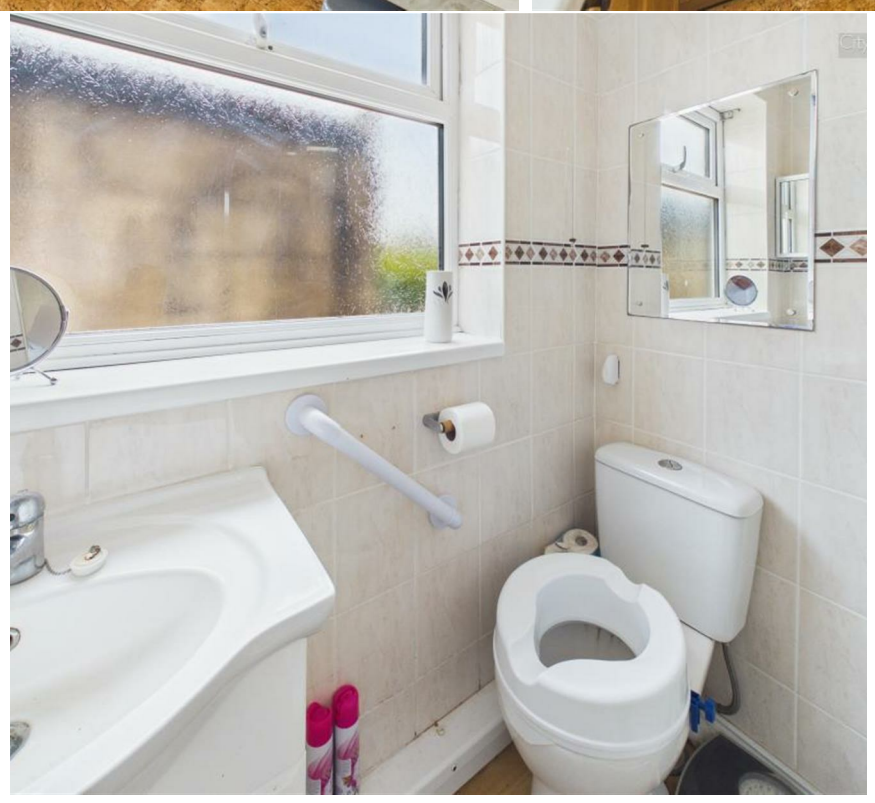
Conservatory
2.69 x 5.54 (8'9" x 18'2")

Master Bedroom
3.92 x 3.46 (12'10" x 11'4")

Shower Room
1.87 x 1.66 (6'1" x 5'5")

Bedroom Two
2.67 x 2.63 (8'9" x 8'7")

EPC - C
70/78



Tenure - Freehold

IMPORTANT LEGAL INFORMATION
Construction: Standard
Accessibility / Adaptations: Lateral Living
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 (answer yes if there are restrictions, eg does not allow pets): No
Listed building: No
Permitted development: No
Holiday home rental: No
Restrictive covenant: No
Business from property NOT allowed: No
Property subletting: No
Tree preservation order: No
Other: No
Right of way public: No
Right of way private: Yes
Registered easements: No
Shared driveway: No
Third party loft access: No
Third party drain access: No
Other: No
Parking: Single Garage, Driveway Private
Solar Panels: No
Water: Mains
Electricity: Mains Supply
Sewerage: Mains
Heating: Gas Mains
Internet connection: Fixed Wireless
Internet Speed: up to 5500Mbps
Mobile Coverage: EE - Great, 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.