



**Brudenell, Orton Goldhay Peterborough PE2 5SX**

**welcome to**  
**Brudenell, Orton Goldhay**  
**Peterborough**

- Four Bedrooms
- Kitchen Diner
- Cloakroom
- Lounge
- No Forward Chain

Tenure: Freehold EPC Rating: D  
Council Tax Band: A

**£200,000**

**\*\*OFFERED WITH NO FORWARD CHAIN\*\*** This well-presented and ready to move in FAMILY HOME briefly comprises ENTRANCE HALL, CLOAKROOM, KITCHEN/DINER, LOUNGE, FOUR BEDROOMS and FAMILY BATHROOM. Outside benefits from a good-sized enclosed garden to the rear. Close to local shops, services and amenities, viewing is highly recommended.

**Entrance Hall**  
12' 1" 1 x 7' 3" ( 3.68m 1 x 2.21m )

**Kitchen Diner**  
18' 8" x 11' 6" ( 5.69m x 3.51m )

**Living Room**  
17' 8" x 10' 6" ( 5.38m x 3.20m )

**Bedroom 1**  
10' 1" 1 x 9' 9" ( 3.07m 1 x 2.97m )

**Bedroom 2**  
14' 4" x 7' 2" ( 4.37m x 2.18m )

**Bedroom 3**  
11' 2" x 5' 1" 1 ( 3.40m x 1.55m 1 )

**Bedroom 4**  
11' 1" x 5' 6" ( 3.38m x 1.68m )

**Family Bathroom**  
6' 6" x 6' 3" ( 1.98m x 1.91m )

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**Property Ref:**  
PCG122847 - 0006

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