Firmin & Co. Estate Agents



160 Newark Avenue

PE1 4NP

£320,000

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Located in a popular and established residential area of Peterborough, this attractive 1930s bay fronted detached family home offering good living space, close to local amenities, with well-regarded schools, and excellent transport links nearby.

Highlights include a re-fitted kitchen, downstairs cloakroom, three piece bathroom with jacuzzi bath, single garage with a newly laid block paved patio, new roof and no onward chain.

Accommodation Comprises:
Pathway leading to entrance door opening into a decent size entrance hall, with stairs leading to the first floor with, further doors leading off.

The hallway gives access to:

• Living Room: A bright and welcoming space with a large bay window to the front, additional side window, laminate flooring and a feature fireplace.

• Separate Dining Room: Offers, further laminate flooring With patio doors leading out into the rear garden.

• Kitchen/Diner: Re-Fitted with a comprehensive range of wall and base units, with integrated separate under counter, fridge/freezer, dishwasher, built-in oven with fitted gas hob with extractor over, and dual aspect windows to both rear and side aspects, from here, folding doors into a utility space with plumbing for washing machine with worktop space over, further sliding folding door leads to a downstairs cloakroom comprising of a two piece suite.

First Floor: A spacious landing leads to three good size bedrooms and a family bathroom:

The family bathroom is fully tiled and features a paneled jacuzzi bath with shower over and screen, vanity wash basin, and a WC, and a rear-facing window and a useful store cupboard

Outside: To the front, newly laid block paved driveway providing access to a single garage and benefitting from, ample off-road parking with gated access to front. Gated side access leads to a well-maintained, south-facing rear garden with a raised patio, lawn, and mature flower and shrub borders. At the rear of the garden is a brick store shed.

Tenure: Freehold
Council Tax Band: C

























Entrance Hall:

Living Room:
11'11" plus bay x 11'11" max (3.65m plus bay x 3.64m max)

Dining Room:
11'11" x 10'11" max (3.65m x 3.35m max)

Kitchen:
10'6" x 6'10" (3.21m x 2.10m)

Cloakroom:

First Floor & Landing:

Bedroom 1:
11'11" plus bay x 11'1" (3.65m plus bay x 3.38m)

Bedroom 2:
12'0" x 11'1" max (3.66m x 3.4m max)

Bedroom 3:
8'7" x 7'0" (2.62m x 2.15m)

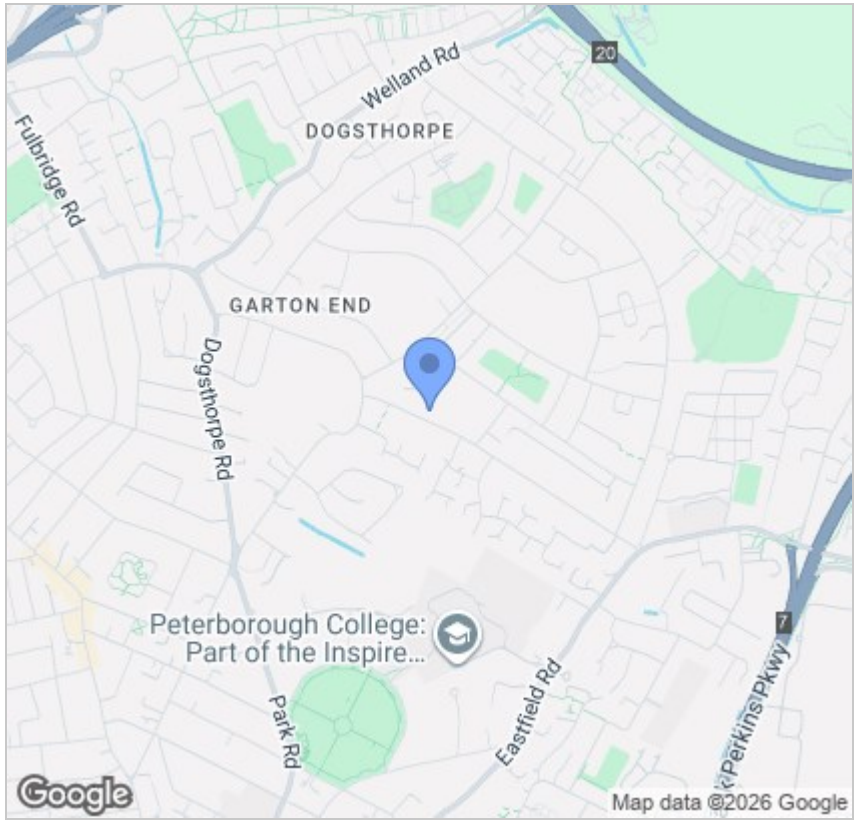
Bathroom:

Floor Plan

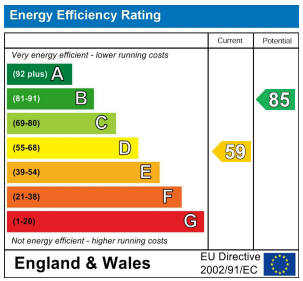


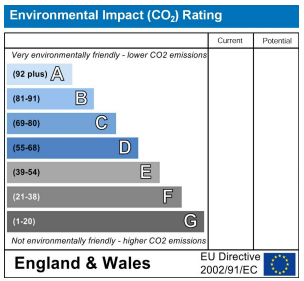
This floorplan has been drawn for illustration purposes only. This should be remembered when viewing the property.
Plan produced using PlanUp.

Area Map



Energy Efficiency Graph





Viewing

Please contact our Peterborough Office on 01733 834727
if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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