



1008 Lincoln Road, Peterborough

In Excess of £240,000

 **NEWTON FALLOWELL**

1008 Lincoln Road

Peterborough

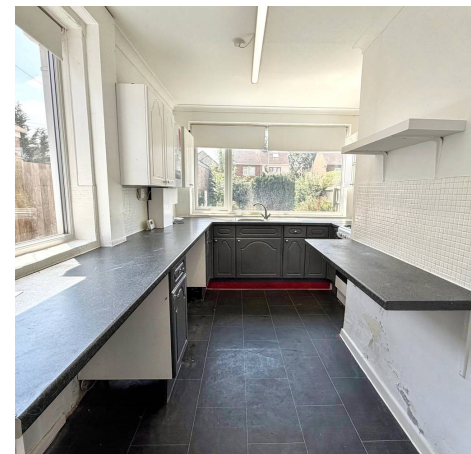
This well-presented SEMI-DETACHED FAMILY HOME offers THREE BEDROOMS, TWO RECEPTION ROOMS, and a kitchen with a SOUTH-WESTERLY FACING REAR GARDEN, GARAGE and DRIVEWAY PARKING FOR MULTIPLE VEHICLES all whilst being sold with NO ONWARD CHAIN. Upon entering the property, you are welcomed into a bright entrance hall that leads into the spacious lounge with a bay-fronted window. The dining room offers ample dining space and is also flexible in it's use with access to the garden via patio doors situated next to the kitchen which is fitted with a range of contemporary units space for appliances and plentiful worktop space. Upstairs, the property comprises three well-proportioned bedrooms all benefiting from the family bathroom is fitted with a contemporary white suite, including a panelled bath with shower over, a wash basin, and a WC. The property also features a garage to the rear and driveway parking for multiple vehicles to the front but also boasts patio seating space and lawn in the south-westerly facing rear garden.

Council Tax band: B

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D





Entrance Hall

Lounge

14' 5" x 11' 5" (4.40m x 3.48m)

Dining Room

12' 1" x 11' 6" (3.69m x 3.51m)

Kitchen

15' 9" x 9' 6" (4.81m x 2.90m)

Landing

Bedroom 1

14' 5" x 11' 5" (4.40m x 3.48m)

Bedroom 2

12' 1" x 11' 6" (3.69m x 3.51m)

Bedroom 3

8' 6" x 5' 10" (2.60m x 1.79m)

Family Bathroom

6' 8" x 5' 10" (2.03m x 1.77m)

Garage

15' 9" x 8' 2" (4.81m x 2.48m)



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DRIVEWAY





Newton Fallowell - Peterborough

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