



Fulbridge Road, Peterborough  
**£260,000 Freehold**

**Sharman  
Quinney**



# Key Features



- Semi detached family home
- Enclosed rear garden
- Conservatory
- Driveway
- Two reception rooms

This three bedroom semi-detached family home offers generous living space and excellent potential for improvement. Situated in a convenient residential location, the property benefits from a private driveway providing off-road parking.

The ground floor comprises two reception rooms, a conservatory and kitchen. The layout provides good natural light and the opportunity to reconfigure or update to suit personal preferences. Upstairs, there are three bedrooms along with a family bathroom. While the property would benefit from modernisation throughout, it presents an ideal opportunity for buyers looking to renovate or add value.

Externally, the home features an enclosed rear garden, offering a private outdoor space. Overall, this is a great family home with ample space,





scope for improvement, and great potential to create a comfortable long term family home.

## MEASUREMENTS

### Entrance Hall

Lounge 3.63m x 3.78m (11'11" maximum x 12'5" maximum)

Dining Room 3.55m x 3.30m (11'8" x 10'10" maximum)

Kitchen 5.30m x 2.33m (17'5" x 7'8" maximum)

Conservatory 3.02m x 2.41m (9'11" x 7'11" maximum)

### First Floor Landing

Bedroom 3.81m x 3.37m (12'6" x 11'1" maximum)

Bedroom 3.20m x 3.40m (10'6" x 11'2" maximum)

Bedroom 2.28m x 2.36m (7'6" x 7'9" minimum)

### Bathroom

Outside - Driveway to the front, rear garden is enclosed with garage.

Agents Note; It is our understanding that the





GROUND FLOOR

1ST FLOOR



Property is not registered at the Land Registry which is the case with a significant proportion of land across England and Wales. Your conveyancer will take the necessary steps and advise you accordingly.


To view this property call Sharman Quinney on:  
**01733 575757**

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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# Selling your property?

Contact us to arrange a **FREE** home valuation.

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