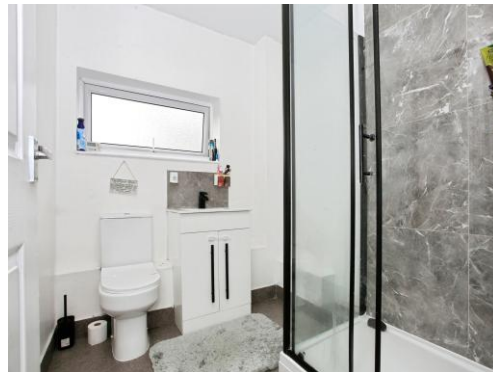




Connells

Brynmor
Bretton Peterborough



Property Description

This attractive three-bedroom mid-terraced property is situated in a sought-after location in Bretton, Peterborough. The home is conveniently positioned within easy reach of Peterborough City Hospital, Bretton Centre, local schools, and excellent transport links.

The ground floor features a welcoming entrance hall, a generous lounge with rear garden access, and a modern kitchen/dining room ideal for family meals and entertaining. There is also a ground floor WC for added convenience.

Upstairs, the property boasts three well-proportioned bedrooms and a contemporary shower room with rainfall shower. The layout is practical and versatile, making it suitable for growing families or professionals.

Externally, the home benefits from a private rear garden on-street parking nearby and communal parking. This property offers a fantastic opportunity for buyers seeking a comfortable home in a prime location.

'Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.'

Entrance Hall

Door to front, laminate flooring and stairs to first floor.

Cloakroom

Window to front, WC and wash hand basin.

Kitchen/Diner

15' 9" x 11' 2" max (4.80m x 3.40m max)

Window to front, high and low level storage with worktops over, stainless steel sink/drainage with mixer tap, space for 2 appliances and American style fridge/freezer, integrated oven, induction hob and hood, tiled flooring, spotlights, radiator, tiled splashbacks.

Lounge

17' 7" x 10' 4" (5.36m x 3.15m)

Two windows to the rear, door to rear, laminate flooring, dado rail and coving.

First Floor Landing

Loft Access and storage cupboard.

Bedroom One

parking.

12' 10" x 8' 9" + door recess (3.91m x 2.67m
+ door recess)

Window to front, carpet and radiator.

Bedroom Two

13' 7" x 8' 9" + door recess (4.14m x 2.67m
+ door recess)

Window to rear, radiator and carpet.

Bedroom Three

7' 8" x 8' 7" (2.34m x 2.62m)

Window to rear, radiator and carpet.

Shower Room

Shower cubicle with rainfall shower, WC,
wash hand basin, window to front, combi,
heated towel rail and storage cupboard.

Outside

Rear Garden

Patio area, decking area, not overlooked to
the rear.

Front

Enclosed by fencing and patio area.

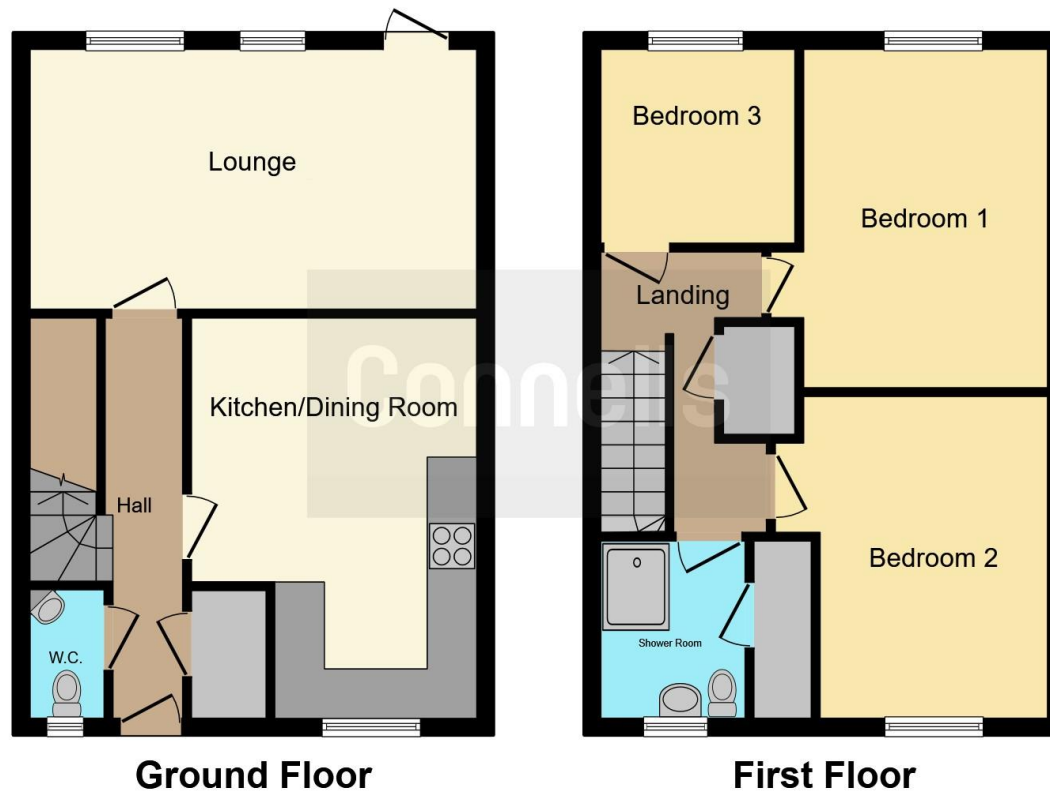
Parking

On street parking x 1 and 2 x communal









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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EPC Rating: D Council Tax
 Band: A

Tenure: Freehold

view this property online connells.co.uk/Property/PBO311852



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