

for sale

£180,000



Avon Court Peterborough PE4 7YU

A PERFECT FIRST TIME PURCHASE OR INVESTMENT

This three bedroom property would make a perfect first time purchase, family home or investment. Call us now to book your viewing on 01733 579412



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Entrance Hall

Half glazed patterned UPVC door into the entrance hall. Double radiator, laminate flooring, staircase to first floor landing, smooth ceiling and door into the lounge.

Lounge

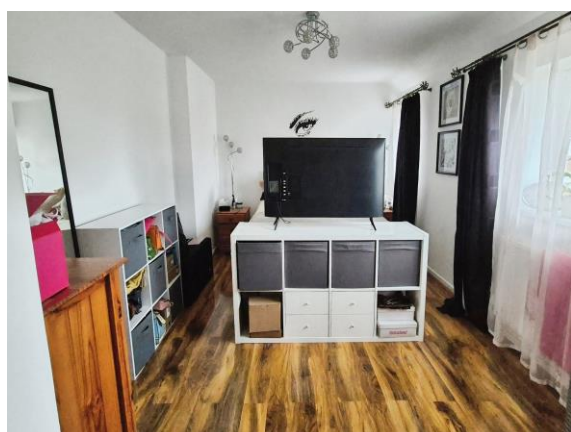
16' 8" Max x 14' Max (5.08m Max x 4.27m Max)

Radiator, laminate flooring continues from the entrance hall, TV & Telephone point, gas fire with featured surround, door into understairs storage cupboard, pictured rail, textured ceiling, UPVC double glazed windows to the front & door into kitchen/diner.

Kitchen / Diner

19' 11" x 7' 11" (6.07m x 2.41m)

Comprising of a range of matching wall and base level units, worktops and a one and a half single drainer sink with mixer taps over and tiled splashbacks. Integral oven, grill, 4-ring hob and extractor. Plumbing for washing machine, space for full standing fridge/freezer. Gas boiler with services the hot water & central heating system concealed behind a wall unit, radiator, ceramic tiled flooring, smooth ceiling with recess lighting, Two UPVC double glazed windows and UPVC french door to the rear garden.



First Floor Landing

Double doors into a storage cupboard, laminate flooring, smooth ceiling with access to loft & doors off onto bedrooms & bathroom.

Bedroom One

17' 3" max x 10' 1" max (5.26m max x 3.07m max)

Radiator, laminate flooring continues from the landing, smooth ceiling, two UPVC double glazed windows to the rear.

Bedroom Two

12' x 8' 6" plus recess (3.66m x 2.59m plus recess)

Radiator, laminate flooring continues from the landing, textured ceiling, UPVC double glazed windows to the front.

Bedroom Three

8' 8" x 8' (2.64m x 2.44m)

Radiator, laminate flooring continues from the landing, door into storage cupboard, textured ceiling, UPVC double glazed windows to the front.

Shower Room

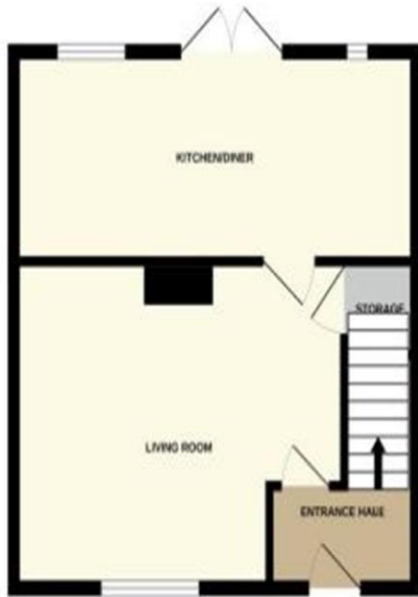
Being fully tiled to walls & floor and comprising a three piece suite to include a shower cubicle with Miri sport shower fitted. Wash hand basin with mixer tap over & WC with dual flush. Heated towel rail, smooth ceiling with recess lighting and frosted UPVC double glazed window to the rear.

Outside

At the front of the property lies a paved path to front door & gravelled area providing off road parking.

The rear garden is laid to lawn with brick built outbuilding and surrounded by a timber built fence.





To view this property please contact Connells on

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Unit 6 Staniland Way Werrington
 PETERBOROUGH PE4 6NA

Property Ref: WRN305721 - 0004

Tenure: Freehold EPC Rating: B

Council Tax Band: B

view this property online connells.co.uk/Property/WRN305721



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