



Westdene Bridgehill Road, Newborough Peterborough  
**£550,000 Freehold**

**Sharman  
Quinney**

# Key Features



- Kitchen/Breakfast Room
- Separate Dining Room
- En-Suite To Master Bedroom
- Ample Off Road Parking
- One acre (sts)

## Ground Floor

Entrance Porch:  
UPVC Double glazed entrance door.

Entrance Hall:  
2.26m x 3.18m (7'5" x 10'5")  
Radiator.

Inner Hallway:  
French doors to side. Doors to:

Lounge:  
2.26m x 6.32m (13'6" x 20'9").  
UPVC Double glazed window to front. Electric radiator and underfloor heating.

Master Bedroom:  
4.11m x 4.17m (13'6" x 13'8").  
UPVC Double glazed window to rear. Underfloor heating.

En-Suite Bathroom:



UPVC Frosted double glazed window to rear. Fitted with three piece suite comprising bath with shower over, wash hand basin and low-level WC. Tiled floor. Heated towel rail. Underfloor heating.

Bedroom:  
3.67m x 4.23m (12'6" x 13'9").

UPVC Double glazed window to front. Radiator. Underfloor heating.

Bedroom:  
4.14m x 3.81m (13'7" x 12'6").

UPVC Double glazed window to front. Radiator. Underfloor heating.

Bedroom/Study:  
3.99m x 2.71m (13'11" x 8'9").

UPVC Double glazed window to rear. Loft access.  
Underfloor heating.

Shower Room:  
Fitted with three piece suite comprising tiled shower area, wash hand basin with mixer tap, low-level and WC tiled surround. Underfloor heating.

Dining Area:  
4.27m x 3.97m (14'2" x 13'4").

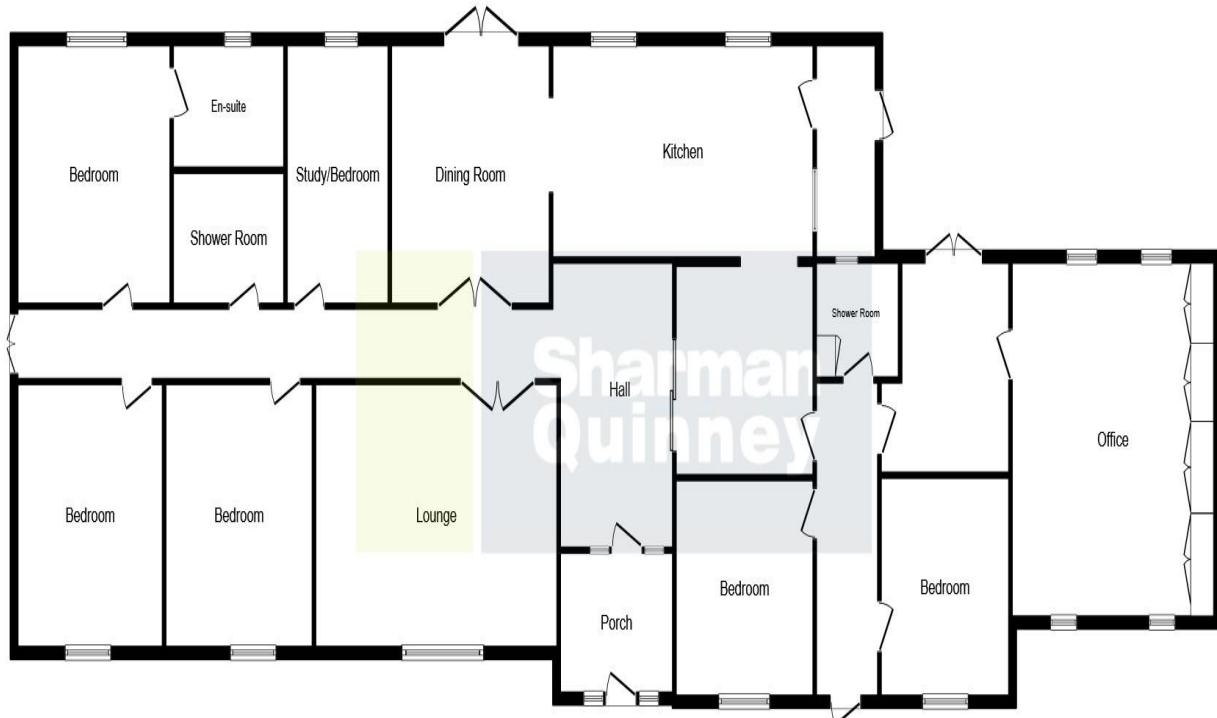
UPVC Double glazed door to garden. Underfloor heating.

Kitchen:  
6.81m x 3.40m (22'4" x 11'2").

Two UPVC Double glazed windows to rear. Fitted with a range of base and eye level units with worktop space over, 1½ bowl stainless steel sink unit with mixer tap, plumbing for washing machine, space for fridge/freezer, cooker and range with extractor hood over, underfloor heating,

Breakfast Area:





This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

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3.28m x 3.30m (10'9" x 10'10").  
Opening to kitchen. Underfloor heating.

**Sun Room:**  
10.06m x 7.65m (33'3" x 25'10")

**Inner Hallway:**  
UPVC Double glazed window to front. Radiator.

**Bedroom:**  
3.61m x 3.38m (11'10" x 11'1").  
UPVC Double glazed window to front. Radiator and underfloor heating.

**Bedroom:**  
3.38m x 3.33m (11'1" x 10'11").  
UPVC Double glazed window to front. Radiator.

**Office/Bedroom:**  
UPVC Double glazed windows to front and rear. Two radiators.

**Shower Room:**  
UPVC Double glazed window to rear. Fitted with three piece suite comprising tiled shower area, wash hand basin, low-level, WC and heated towel rail tiled surround.

**Outside:**  
The property is set on one acre (sts). The front of the property is enclosed by brick wall and gates providing ample off road parking. Carport. The rear garden is enclosed and laid to lawn with trees. Also benefits from outbuilding, sheds and hay barn. Decking area.

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

# Selling your property?

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

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