



Hurfords

Bridge Street, Deeping St. James, Peterborough Freehold Offers in Excess of £250,000

# Key Features



- Enjoyable countryside walks and just a short walk into town
- Enchanting chocolate box cottage full of charm and character
- Beautifully maintained and presented throughout
- Elegant cottage windows providing wonderful natural light
- Beautifully maintained and presented throughout

The village is centred around the serene River Welland, which winds gracefully through its heart, offering scenic walks, peaceful views and a wonderfully relaxed atmosphere. Deeping St James is rich in character, with a selection of traditional pubs, independent shops, cosy coffee houses and everyday amenities, all within easy walking distance - perfect for those who value convenience without sacrificing charm. A nearby bus stop provides straightforward connections to both Peterborough and Stamford, making this a remarkably accessible place to live while still enjoying the tranquillity of village life.



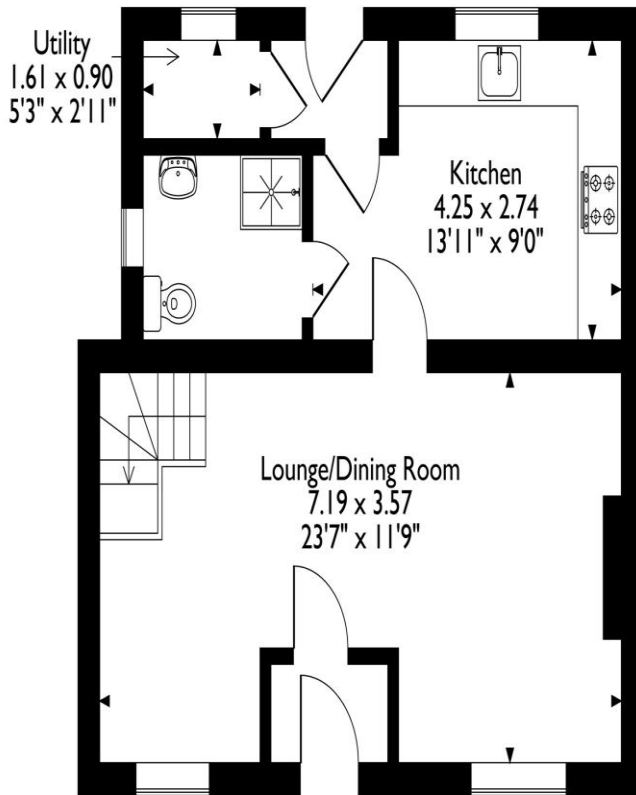
This enchanting chocolate box cottage highlights a homely feel and offered in beautiful decorative order throughout. Lovingly maintained by its current owner, the home blends timeless character with comfortable modern living, creating the perfect retreat for those who appreciate period charm, cosy spaces, and countryside walks right on the doorstep.

Stepping inside, the welcoming porchway leads into an impressive 24' lounge/dining room, a wonderfully light and airy space framed by elegant front facing cottage windows. Original exposed beams, an electric fireplace, and thoughtful built in shelving give this room its warm, traditional heart. The generous dining area is ideal for entertaining, with stairs rising to the first floor and useful understairs storage.

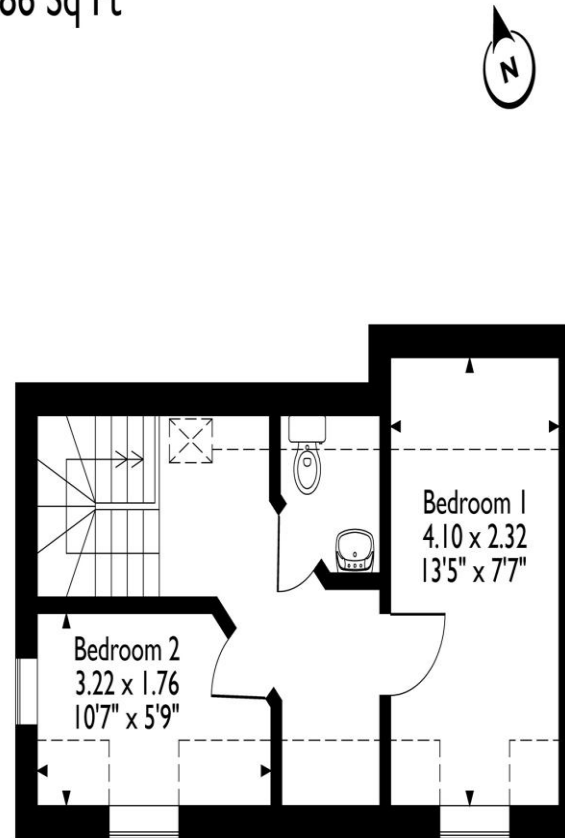
To the rear sits the kitchen/breakfast room, offering a practical layout with ample cabinetry, integrated appliances, and space for informal dining. A rear lobby leads out to the garden, and a separate utility room provides a dedicated space for laundry. The ground floor also features a stylish contemporary bathroom, complete with a walk in double shower, heated towel rail, and sleek tiling.



Bridge Street, Deeping St. James, Peterborough, Lincolnshire  
Approximate Gross Internal Area  
73 Sq M/786 Sq Ft



**Ground Floor**



**First Floor**

Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

Upstairs, the landing enjoys natural light from the rear window and showcases another lovely exposed beam.

Bedroom One is a charming double with further beams and a cosy front facing dormer window.

Bedroom Two also features characterful beams, a second dormer, and an additional side window that beautifully frames the view. A separate cloakroom completes the first floor.

Outside, the cottage enjoys a generous, fully enclosed rear garden with picturesque views over the chapel. Mostly laid to lawn with well stocked borders, the garden offers two inviting patio areas - perfect for morning coffee or summer evenings - along with additional hard standing and a further slabbed seating area.

A delightful home ideal for any individual seeking character, charm and a peaceful setting, all within easy reach of the village amenities and scenic walking routes.

Early viewing is highly recommended to fully appreciate the beauty and setting of this storybook cottage.

# Selling your property?

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