



Somerville, Peterborough
Offers in Excess of £160,000 **Freehold**

**Sharman
Quinney**

Key Features



- Two Bedrooms
- Modern Kitchen
- Enclosed Rear Garden
- Allocated Parking
-

GROUND FLOOR

ENTRANCE HALL: Entrance door. Built in cupboard. Radiator.

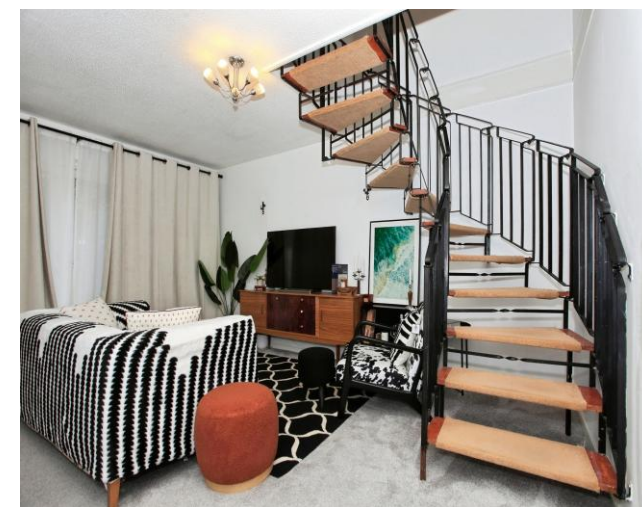
KITCHEN: UPVC Double glazed window to front. Sink and drainer with mixer tap. Built in oven and fitted hob with cooker hood over. Wall mounted boiler.

LOUNGE: UPVC Double glazed French doors to rear. Radiator. Stairs to first floor.

FIRST FLOOR

LANDING

BEDROOM: UPVC Double glazed window to front.



BEDROOM: UPVC Double glazed window to rear.

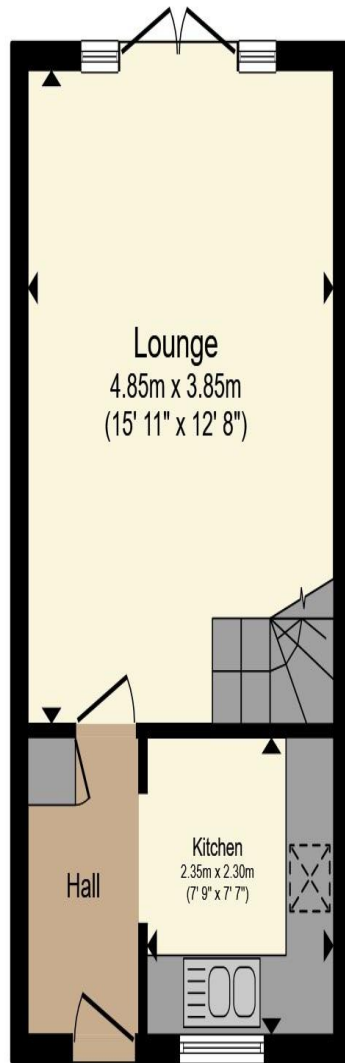
BATHROOM: Low level WC. Wash hand basin with mixer tap. Bath with mixer tap and shower attachment.

OUTSIDE

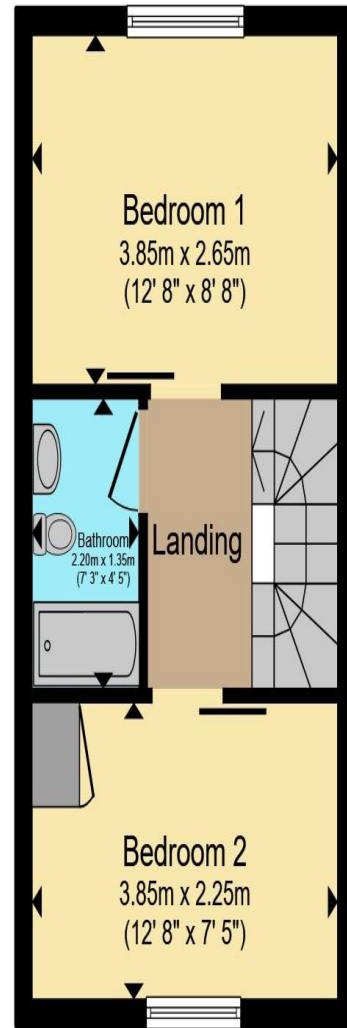
REAR GARDEN: Enclosed by fencing. Laid to paving. Rear access gate. Allocated parking.

NB: The property has gas heating but not connected to the mains supply.





Ground Floor



First Floor

Total floor area 56.2 m² (605 sq.ft.) approx

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.propertybox.io

**Sharman
Quinney**

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01733 575757

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Sharman Quinney Holdings Limited is registered in England and Wales under company number 4174227, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

1: These particulars do not constitute part or all of an offer or contract. 2: The measurements indicated are supplied for guidance only and as such must be considered incorrect. 3: Potential buyers are advised to recheck the measurements before committing to any expense. 4: Sharman Quinney has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working condition of any appliances. 5: Sharman Quinney has not sought to verify the legal title of the property and buyers must obtain verification from their legal representative. 6: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask your co-operation in order that there will be no delay in agreeing the sale. Ref: WER205715 - 0004

