



125 Bringhurst, Orton Goldhay, Peterborough, PE2 5RZ

 **NEWTON FALLOWELL**

3 1 2

Key Features

- AVAILABLE IMMEDIATELY!
- Extended Terraced Family Home
- THREE BEDROOMS
- TWO RECEPTION ROOMS
- Modern Kitchen Diner
- Downstairs WC & Upstairs Family Bathroom
- Enclosed Rear Garden & Communal Parking
- EPC Rating D
- Holding Deposit - £230
- Deposit - £1153 (nil deposit option available)

£1,000 PCM





This EXTENDED terraced house is AVAILABLE IMMEDIATELY and benefits from THREE BEDROOMS and TWO RECEPTION ROOMS, as well as communal parking and an enclosed garden to the rear. The accommodation comprises of an entrance hall, downstairs WC, modern kitchen diner, spacious lounge and family room, with three bedrooms located upstairs, two of which host useful built-in wardrobes, alongside the family bathroom, boasting a contemporary three-piece white suite with a shower over the bath. Outside there is communal parking to the front aspect, in addition to an enclosed garden located to the rear.

Entrance Hall

WC

Kitchen Diner 5.43m x 2.78m (17'10" x 9'1")

Lounge 3.2m x 4.62m (10'6" x 15'2")

Family Room 2.14m x 3.93m (7'0" x 12'11")

Landing

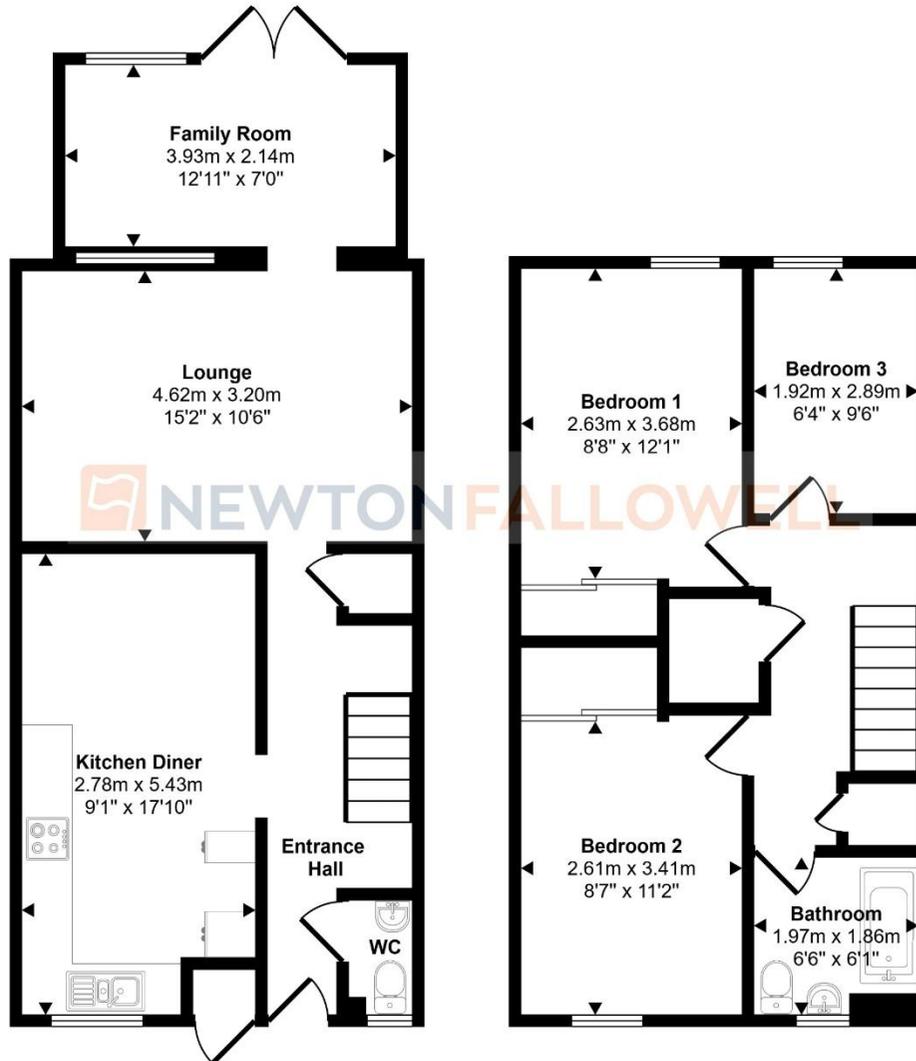
Bedroom One 3.68m x 2.63m (12'1" x 8'7")

Bedroom Two 3.41m x 2.61m (11'2" x 8'7")

Bedroom Three 2.89m x 1.92m (9'6" x 6'4")

Family Bathroom 1.86m x 1.97m (6'1" x 6'6")

Approx Gross Internal Area
92 sq m / 991 sq ft



Ground Floor
Approx 51 sq m / 544 sq ft

First Floor
Approx 42 sq m / 447 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

COUNCIL TAX INFORMATION:

Local Authority: Peterborough City Council
Council Tax Band: A

AGENTS NOTE:

Please note these particulars may be subject to change and must not be relied upon as an entirely accurate description of the property. Although these particulars are thought to be materially correct, their accuracy cannot be guaranteed, and they do not form part of any contract. Some measurements are overall measurements and others are maximum measurements. All services and appliances have not and will not be tested.

