



Dandelion Drive, Whittlesey Peterborough
£260,000 Freehold

**Sharman
Quinney**

Key Features



- Outside bedroom/office with underfloor heating
- Re-fitted 14' kitchen/breakfast room
- Re-fitted en-suite and bathroom
- Fitted air-con/heaters to three rooms
- Modern radiators and heated towel rails throughout
- Quality fitted blinds to many rooms
- Off road parking for two vehicles
- Low maintenance gardens

Entrance hall

Cloakroom Re-fitted two-piece suite

Living room 5.34m x 3.45m (17'6" x 11'4") maximum into recess. Fitted air-conditioning/heater

Kitchen/breakfast room 4.55m x 3.12m (14'11" x 10'3"). French doors leading into the rear garden



First floor landing

Bedroom one 2.99m x 2.89m (9'10" x 9'6"). Fitted air-conditioning/heater

En-suite shower room Re-fitted three-piece suite

Bedroom two 3.30m x 2.37m (10'10" x 7'9")

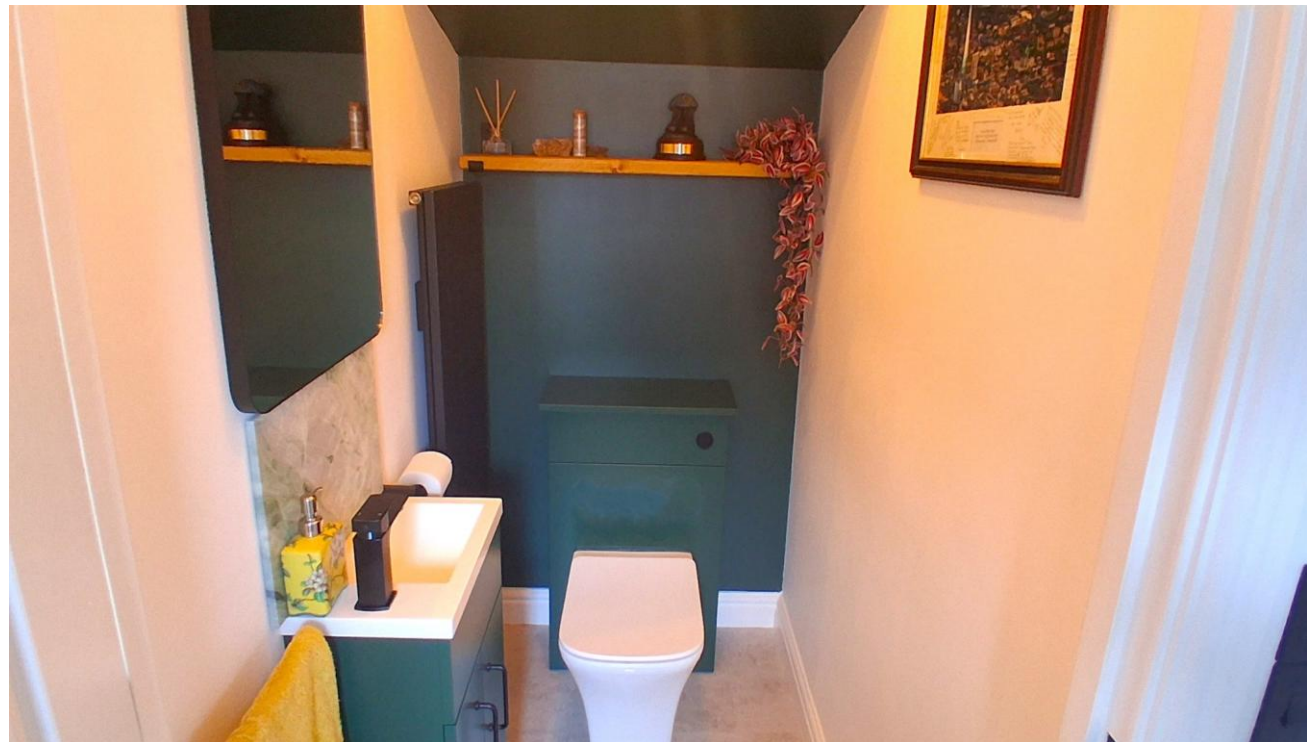
Bedroom three 2.47m x 2m (8'1" x 6'7")
maximum into recess

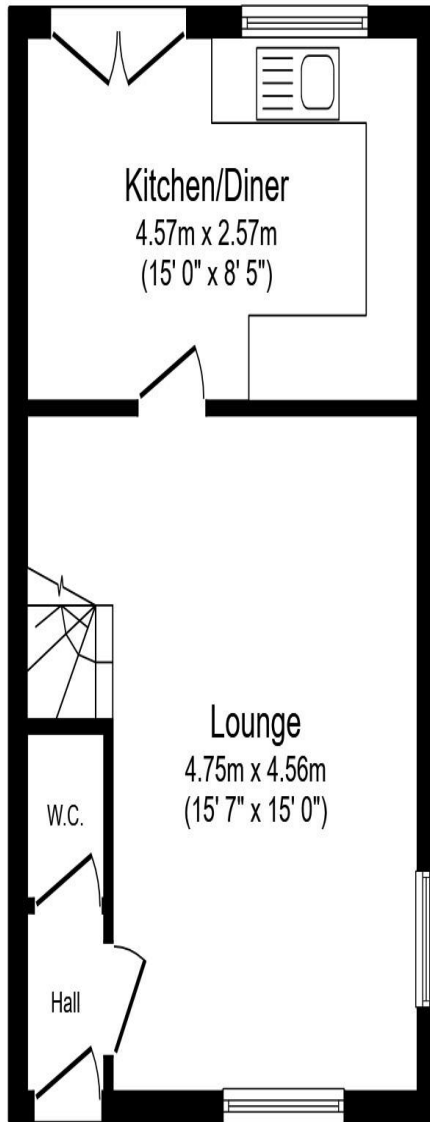
Bathroom Recently re-fitted three piece bathroom suite

Outside: Small garden area to the front laid to shingle with metal fencing and paved pathway leading to the entrance door. Driveway to the side providing off road parking for two vehicles. Enclosed, low maintenance, rear garden mainly laid to quality artificial lawn with paved patio and pathway. Gated access to the side.

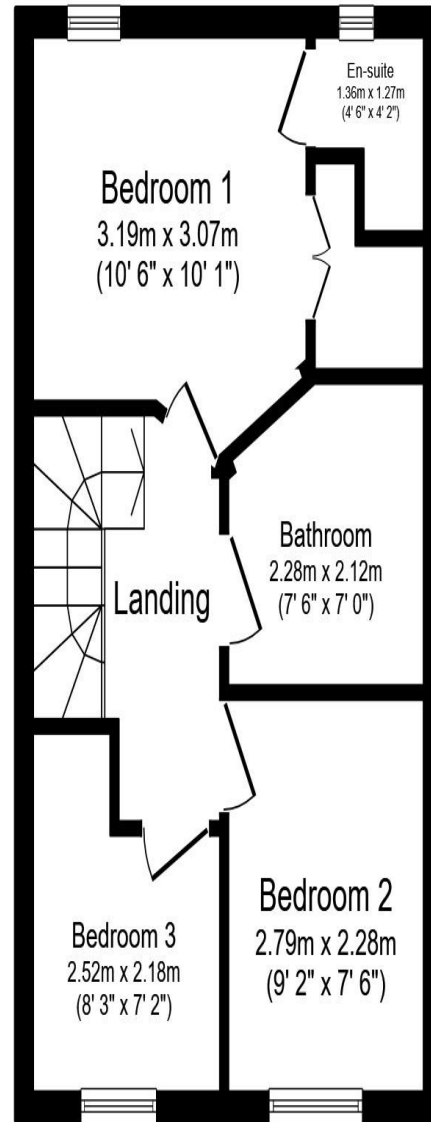
Outbuilding (formally the garage) 5.91m x 2.88m (19'4" x 9'5")

Ideal for an additional bedroom, home office or family room. Fully fitted out as a usable room with UPVc double glazed French doors to the front and side, leading into the rear garden. Tiled flooring with underfloor heating and electric connected with fitted air-conditioning/heater.





Ground Floor



First Floor

Total floor area: 67.5 sq.m. (727 sq.ft.)

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 orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any 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

Agent's notes: The Vendor has informed us that there is a management fee of approximately £230 per annum.

To view this property call Sharman Quinney on:
01733 205000

Selling your property?

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

 01733 205000

 46a Market Street, Whittlesey, PETERBOROUGH,
Cambridgeshire, PE7 1BD

 whittlesey@sharmanquinney.co.uk

 www.sharmanquinney.co.uk



 SCAN ME



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: WHT205065 - 0001

