



Almond Avenue, Whittlesey Peterborough PE7 2GT



welcome to

**Almond Avenue, Whittlesey
Peterborough**

- DETACHED HOUSE
- FOUR DOUBLE BEDROOMS
- DRIVEWAY AND SINGLE GARAGE
- FRONT AND REAR GARDENS
- ENSUITE
- TWO RECEPTION ROOMS

Tenure: Freehold EPC Rating: B
Council Tax Band: D

offers over

£400,000

William H Brown are offering this beautifully well presented Four Bedroom Detached House situated in Whittlesey. The downstairs comprises of an Entrance Hall, Cloakroom, Kitchen/Breakfast Room, Lounge and Study. To the first floor there are Four Double Bedrooms, an En-Suite and Family Bathroom. To the outside there is a Drive to the side of the property leading to the Single Garage with an Electric Charging Point to the side of the property. There is a gravelled Front Garden area with a Patio Path leading to the front door and a Fully Enclosed Rear Garden with a Patio and Lawn Area. Whittlesey is close to amenities, schools, roadlinks and the train station. This property will not disappoint you so please book your viewing today on 01733 896598.

Entrance Hall

11' 2" x 7' 4" into Stairs (3.40m x 2.24m into Stairs)

Cloakroom

Kitchen/Diner

26' 7" max x 10' 2" max (8.10m max x 3.10m max)

Utility Area

5' 10" max x 5' 4" (1.78m max x 1.63m)

Lounge

16' 6" x 11' 1" (5.03m x 3.38m)

Study

7' 5" x 6' 9" (2.26m x 2.06m)

Landing

Bedroom One

12' 6" x 11' 7" (3.81m x 3.53m)

En-Suite

Bedroom Two

14' max x 11' 2" max (4.27m max x 3.40m max)

Bedroom Three

11' 1" max x 9' 3" max (3.38m max x 2.82m max)

view this property online williamhbrown.co.uk/Property/FLE105011



Property Ref:

FLE105011 - 0003

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William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



01733 896598



fletton@williamhbrown.co.uk



122 High Street, Fletton, PETERBOROUGH,
Cambridgeshire, PE2 8DP



williamhbrown.co.uk