



All enquiries Ref: James Paterson



- Freehold two floor mid terrace house requiring modernisation
- Full vacant possession

**Location:**

The property is situated on Bourges Boulevard between its junctions with Searjeant Street and English Street close to Peterborough City Centre. Public transport links include Peterborough mainline rail station, located approximately 1 mile to the south-west, together with a network of local bus services running along Bourges Boulevard. Road links include the A47 and A15, providing access across the wider region. Shopping amenities can be found locally within Millfield, with an extensive range of shops, cafés and eateries available in Peterborough City Centre. Recreational pursuits can be enjoyed at the open spaces of Central Park, located nearby.

**Description:**

Freehold mid terrace house arranged over ground and first floors requiring modernisation.

**Accommodation:**

First floor: Two bedrooms,  
Ground floor: Two reception rooms, kitchen, bathroom/WC  
Outside: Front yard and rear garden

**Gross Internal Area GIA:**

Approximately 59 sq m (636 sq ft)

**EPC rating:** D

**Council Tax Band:** A

**To view:**

Strictly by arrangement with the auctioneer. Please see important advice for viewers on page 19 of this catalogue.

