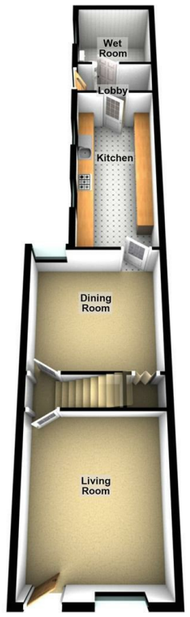
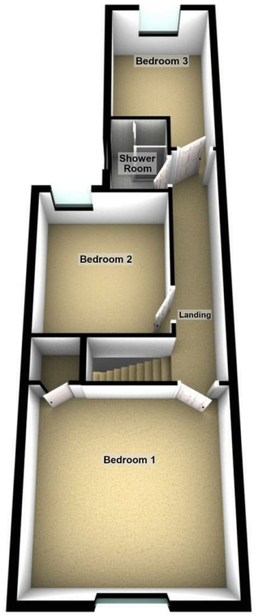
Ground Floor



First Floor



LIVING ROOM

DINING ROOM

KITCHEN

LOBBY

WET ROOM

LANDING

BEDROOM 1

BEDROOM 2

BEDROOM 3

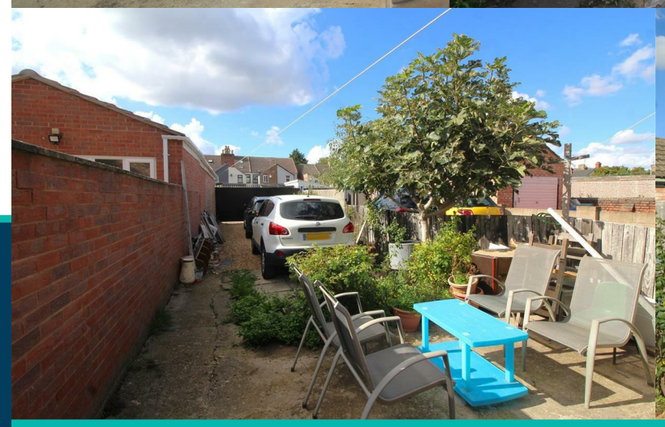
SHOWER ROOM

Woodcock Holmes
20a Tesla Court, Innovation Way, Peterborough PE2 6FL

01733 303111
info@woodcockholmes.co.uk

These particulars do not constitute part or all of an offer of contract. The measurements are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to re-check measurements before committing to any expense. Woodcock Holmes have not tested any apparatus, equipment, services, fixtures or fittings and it is in the buyer's interest to check the working condition of appliances. Floorplans are for illustration purposes only and are not to scale. Woodcock Holmes has sought not to verify the logal title of the property. Buyers not obtain such verification from their solicitors.







Harris Street

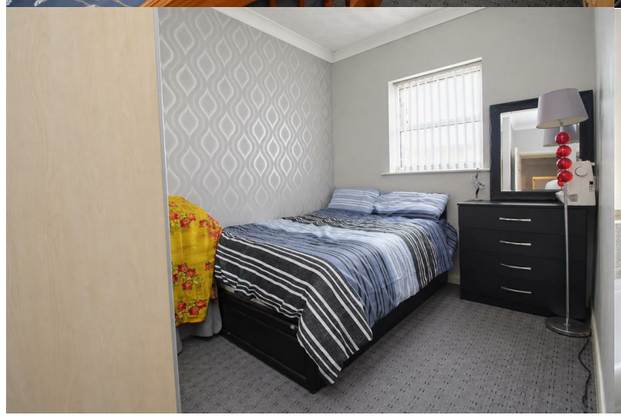
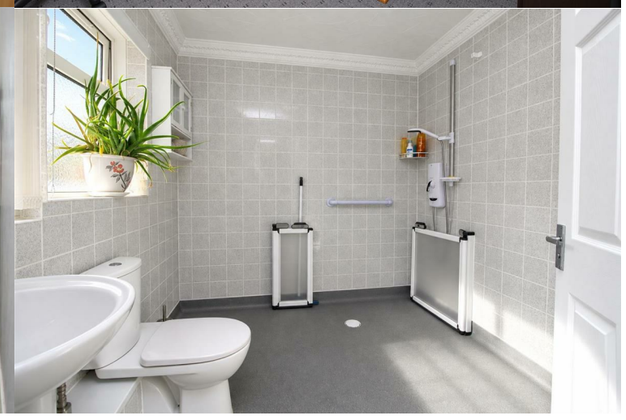
Peterborough, PE1 2LY

£267,000







Harris Street
Peterborough
PE1 2LY

A recently renovated three-bedroom family home offering two reception rooms, a stylish modern kitchen, two shower rooms, off-road parking and a low-maintenance rear garden.

- STYLISH MODERN KITCHEN WITH BREAKFAST BAR
- OFF-ROAD PARKING FOR TWO VEHICLES
- THREE DOUBLE BEDROOMS
- TWO SHOWER ROOMS
- TWO RECEPTION ROOMS
- UPVC DOUBLE GLAZING & GAS CENTRAL HEATING
- IDEAL LONG TERM FAMILY HOME
- CLOSE TO PETERBOROUGH CITY CENTRE

Viewings: By appointment
£267,000

LIVING ROOM
14'6" x 12'4"
UPVC double glazed window to front, laminate flooring, radiator, access to lobby area with carpeted stairs to the first floor.

DINING ROOM
11'8" x 12'4"
UPVC double glazed window to rear, laminate flooring, radiator, understairs storage cupboard.

KITCHEN
18'4" x 8'2"
UPVC double glazed window x2 to side, fitted ktichen with a matching range of base and eye level units, fitted worktops, breakfast bar, tiled flooring, radiator, fitted sink drainer, x5 ring hob, fitted oven and grill, space for appliances, access to:

LOBBY
UPVC door to side, access to wet room:

WET ROOM
7'8" x 7'4"
Obscure uPVC double glazed window to side, wet room floor and drainage, radiator, fitted WC and wash hand basin, radiator.

FIRST FLOOR LANDING
FItted carpet, access to:

BEDROOM 1
11'10" x 13'6"
UPVC double glazed window to front, fitted carpet, radiator, storage cupboard.

BEDROOM 2
11'8" x 10'5"
UPVC double glazed window to rear, fitted carpet, radiator.

BEDROOM 3
10'8" x 7'4"
UPVC double glazed window to rear, fitted carpet, radiator.

SHOWER ROOM
6'6" x 4'7"
Obscure uPVC double glazed window to side, fully tiled wall,s fitted WC, wahs hand basin, shower fitted.

OUTSIDE
Enclosed rear garden with access from the front and from the inner lobby to the home. Outbuilding/timber store space off the rear of the home. Easy maintenance, laid with gravel and patio with space for two vehicles secured behind double gates.

MARKETING INFORMATION
Every effort has been made to ensure that these details are accurate and not misleading please note that they are for guidance only and give a general outline and do not constitute any part of an offer or contract. Measurements, distances, and areas are approximate and should not be relied upon without verification. Interested parties should satisfy themselves of all details. None of the appliances, services or equipment described or shown have been tested.

SERVICES
Services, systems, and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

COUNCIL TAX/TENURE/EPC
Tenure, council tax band, and EPC rating details are provided by the vendor or relevant authority and should be verified by prospective buyers.

