



Brewster Cottages High Street, Peterborough PE2 8DX

welcome to

Brewster Cottages High Street, Peterborough

William H Brown are pleased to offer this three bedroom semi detached cottage situated in Fletton. The property downstairs comprises of an entrance hall, open plan kitchen/breakfast room opening up into the lounge/diner, and a family bathroom. The first floor comprises of three bedrooms and an en-suite. Outside there is a garden mainly laid to lawn with a patio area. Local to the shops, a bus stop and other amenities. Easy access to the A1.





Ground Floor



First Floor

Entrance Hall

9' 2" x 2' 8" (2.79m x 0.81m)

Kitchen/Breakfast Area

22' 9" (max) x 9' 2" (max) (6.93m (max) x 2.79m (max))

Open Plan Lounge

15' 7" x 12' 6" (4.75m x 3.81m)

Family Bathroom

9' 2" x 6' 2" (2.79m x 1.88m)

Landing

Bedroom One

12' 5" (max) x 9' 4" (max) (3.78m (max) x 2.84m (max))

Ensuite

9' 3" (max) x 8' 7" (max) (2.82m (max) x 2.62m (max))

Bedroom Two

12' 2" x 9' 5" (3.71m x 2.87m)

Bedroom Three

10' 7" x 8' 1" (3.23m x 2.46m)

Garden

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

welcome to

Brewster Cottages High Street, Peterborough

- Semi Detached Cottage
- Three Good Sized Bedrooms
- Open Plan Kitchen/Breakfast/Lounge Area
- Downstairs Family Bathroom
- Ensuite
- Garden
- Close To Amenities

Tenure: Freehold EPC Rating: D

Council Tax Band: A

offers over

£190,000



view this property online williamhbrown.co.uk/Property/FLE104643

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.



Property Ref:
FLE104643 - 0007

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.

Please note the marker reflects the postcode not the actual property

 william h brown



01733 896598



fletton@williamhbrown.co.uk



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



williamhbrown.co.uk