



52 Shackleton Way, Yaxley – PE7 3AB

Peterborough

Offers Over £350,000





## 52 Shackleton Way

Yaxley, Peterborough

Guide Price (£350,000 – £375,000) This detached home on Shackleton Way in Yaxley spreads out over three floors and offers a brilliant balance of space, style and flexibility.

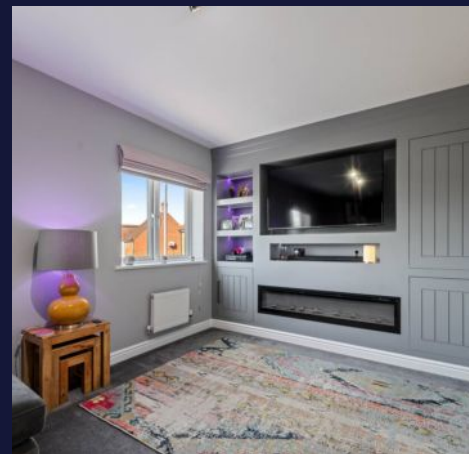
Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C

- Detached home arranged over three floors, offering flexible space for family life and entertaining
- Re-fitted kitchen/diner with integrated appliances and French doors opening onto the back garden
- Study, downstairs WC and useful storage off a bright and welcoming hallway
- First-floor lounge with Juliette balcony and a generous main bedroom with luxury en-suite
- Two further double bedrooms on the top floor, plus a smart re-fitted family bathroom
- Enclosed, low-maintenance back garden, driveway parking and a garage with electric roller door





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Yaxley, Peterborough

This detached home on Shackleton Way, Yaxley spreads out over three floors and offers a brilliant balance of space, style and flexibility.

Step inside and you're welcomed by a light hallway with handy storage. From here, there's a study that makes the perfect work-from-home base, a downstairs WC, and the heart of the home — a sleek re-fitted kitchen/diner. The kitchen comes with integrated appliances, loads of workspace and French doors that open straight onto the garden, creating an easy flow for everyday life and entertaining.



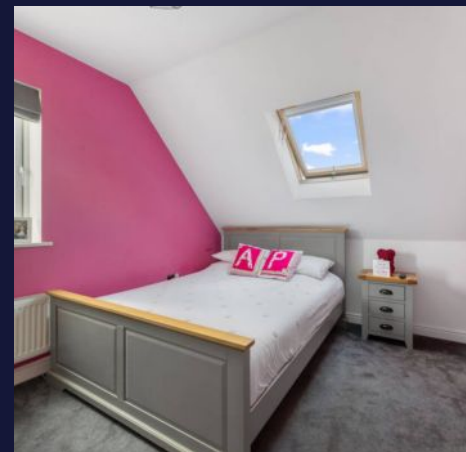


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On the first floor, you'll find a comfortable lounge at the rear with a Juliette balcony that looks out across the greenery. The master bedroom is a real highlight — generous in size, complete with built-in wardrobes, and a luxury en-suite that feels more like a boutique hotel, finished with dual sinks, a walk-in shower and underfloor heating. The second bedroom on this floor has been kitted out with a stylish media wall and built-in storage.

Head up again and the top floor holds two further double bedrooms, both light and welcoming, along with a smart, re-fitted family bathroom.



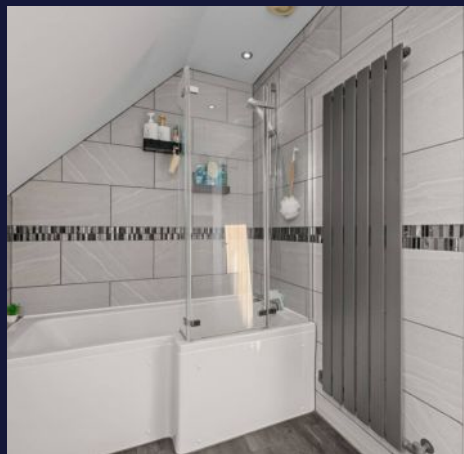


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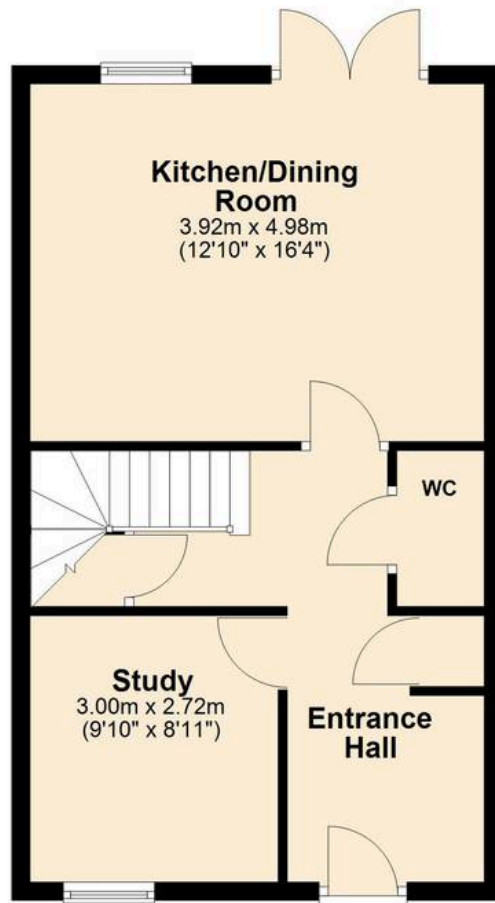
Yaxley, Peterborough

Outside, the back garden is enclosed and low-maintenance, with a mix of lawn, patio and a decked seating area — ideal for relaxing or hosting friends. To the front there's driveway parking, along with a garage that has an electric roller door for extra security.

This is a home that works just as well for a busy family as it does for those who love to entertain, giving you the space to live, work and unwind in comfort.



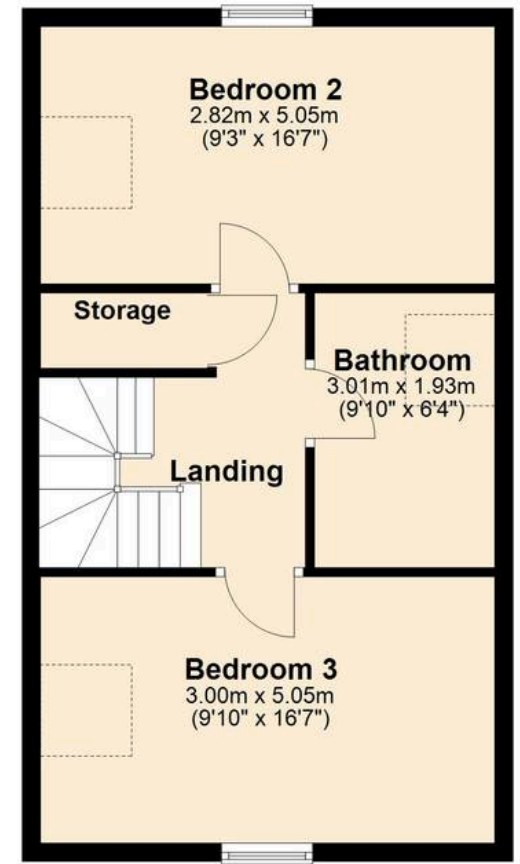
**Ground Floor**



**First Floor**



**Second Floor**







## Wilsons Estate Agents

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