



36 Partridge Grove, Peterborough
£1,350 PCM

 **NEWTON FALLOWELL**

36 Partridge Grove

Peterborough

STUNNING THREE BEDROOM SEMI DETACHED HOME, RECENTLY REFURBISHED AND PRESENTED TO AN EXCEPTIONAL STANDARD, OFFERING AN OPEN PLAN GROUND FLOOR LAYOUT, REFITTED KITCHEN WITH INTEGRATED APPLIANCES, AND AMPLE PARKING FOR 3-4 CARS.

This attractive property provides contemporary living across two well-appointed floors, beginning with a welcoming entrance hall that leads directly into the spacious open plan living and dining area, ideal for both relaxing and entertaining. The modern, refitted kitchen is beautifully finished with a range of integrated appliances, sleek cabinetry, and generous worktop space, ensuring both style and practicality for every-day use.

Upstairs, the first floor hosts three well-proportioned bedrooms (two comfortable doubles and a versatile single, perfect for a nursery, or home office), each benefiting from ample natural light and neutral décor. The fully tiled wet room is a standout feature, offering a contemporary walk-in shower, modern sanitaryware, and chrome fixtures for a luxurious yet practical finish.

The property has been thoughtfully updated throughout (with new flooring, fresh décor, and quality fittings), providing a turnkey opportunity for buyers seeking a move-in-ready home. Additional practical features include built-in storage solutions on both floors, uPVC double glazing, and gas central heating for year-round comfort. Externally, the property boasts ample off-road parking for three to four cars on a private driveway (ideal for families or multi-car households) and a private garden with patio terrace and mainly laid to lawn garden.

Council Tax band: B





Entrance Hall

6' 2" x 4' 9" (1.87m x 1.45m)

Lounge Area

11' 7" x 9' 10" (3.54m x 3.00m)

Kitchen Dining Area

16' 3" x 9' 11" (4.96m x 3.03m)

First Floor Landing

6' 11" x 6' 0" (2.11m x 1.84m)

Bedroom One

11' 9" x 8' 10" (3.58m x 2.69m)

Bedroom Two

9' 11" x 8' 10" (3.02m x 2.70m)

Bedroom Three

7' 3" x 7' 6" (2.21m x 2.29m)

Including built in wardrobe

Wetroom

7' 3" x 6' 10" (2.20m x 2.09m)

Garage





Newton Fallowell - Peterborough

Newton Fallowell Estate Agents, 11 Skaters Way - PE4 6NB

01733 511225 · peterborough.lettings@newtonfallowell.co.uk · newtonfallowell.co.uk/peterborough