



Connells

Worthington Grove
Hampton Water PETERBOROUGH

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for sale guide price
£550,000



Property Description

Situated in the highly sought-after Hampton Water development, this impressive five-bedroom detached family home offers generous accommodation arranged over three well-designed floors. Perfectly combining modern living with practical family space, the property features a welcoming entrance hall leading to a bright and spacious living room, ideal for relaxing or entertaining. To the rear, the contemporary kitchen/dining room provides an excellent hub of the home with direct access into the large enclosed rear garden — perfect for outdoor dining, play, or simply unwinding in a private setting. The ground floor also benefits from a useful utility room and a conveniently located WC.

On the first floor, you'll find three well-proportioned bedrooms, including a generous primary bedroom complete with its own en-suite shower room, as well as the main family bathroom. The second floor offers two further double bedrooms, one of which is served by an additional en-suite, making it ideal for guests, older children, or even a home office suite.

Outside, the property enjoys a substantial enclosed rear garden, providing a safe and secure environment for families and pets. To the front, a double driveway offers ample off-road parking.

This beautiful home is perfectly positioned within Hampton Water, known for its scenic green spaces, lakeside walks, excellent schools, and close proximity to local

amenities and road links. A superb opportunity for anyone seeking space and style.

Entrance Hall

Windows and door to the front, and stairs to first floor.

Wc

WC, radiator, wash hand basin and tiled half surround.

Lounge

Patio doors to rear, window to front and carpet.

Kitchen/Diner

Patio doors and windows to the rear, window to front, integrated fridge/freezer/dishwasher and double oven with induction hob and cooker hood. High and low level storage with worktops over, sink/drainers with mixer tap and spotlights.

Utility Room

Door to garden, low level storage, radiator and stainless steel sink/drainers.

First Floor Landing

Window to the rear, carpet.

Bedroom One

Window to the front, carpet, radiator and built in wardrobes.

En-Suite

Double shower cubicle with rainfall shower over, WC, wash hand basin, skylight and tiled walls.

Bedroom Three

Window to rear, carpet and radiator.

Bedroom Five

Bath with overhead shower, wash hand basin, WC and tiled walls.

Bathroom

Bath with shower over, tiled walls, WC, wash hand basin and radiator.

Second Floor Landing

Storage cupboard.

Bedroom Two

Bay window to front, skylight, carpet, radiator and built in wardrobes.

Bedroom Four

Bay window to front, carpet and built in wardrobes.

Shower Room

Wash hand basin, WC, tiled walls, double shower cubicle with rainfall shower.

Outside

Rear Garden

Laid to lawn, enclosed with patio area.

Front

Double Driveway, lawn and patio area.

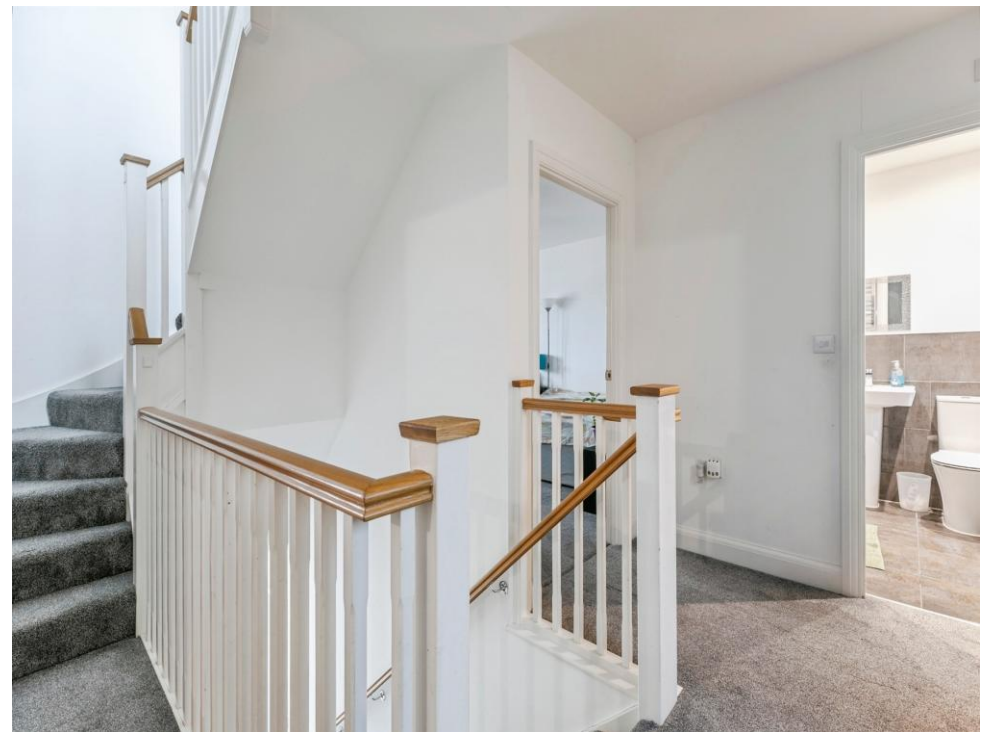
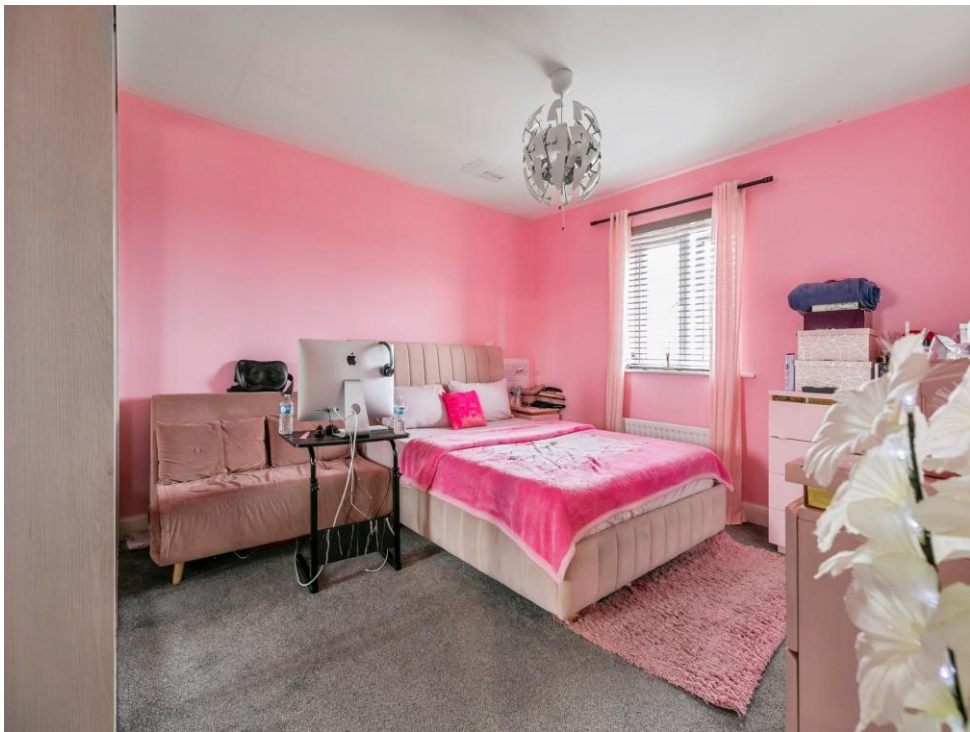
Office Space

Door to front.

Agent Note

'Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.'

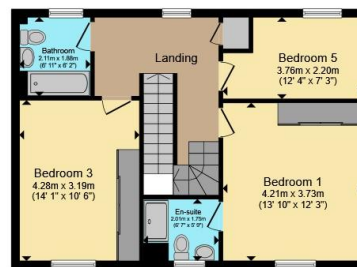




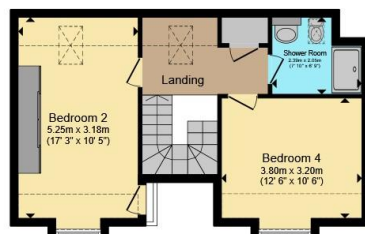




Ground Floor



First Floor



Second Floor

Total floor area 168.6 m² (1,814 sq.ft.) approx

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.propertybox.io

Connells

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EPC Rating: B Council Tax
 Band: D

Tenure: Freehold

view this property online connells.co.uk/Property/PBO312680



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