



**Connells**

Russell Street  
Peterborough



## Property Description

Three-bedroom mid terraced home offers well-balanced accommodation across two floors and is perfectly suited to couples, families, or anyone seeking a comfortable home in a convenient location. The ground floor features a living room positioned at the front of the property, filled with natural light and offering a cosy space for relaxing. The separate dining room sits centrally and provides a great spot for family meals or entertaining guests. To the rear, the kitchen is well arranged with ample storage and direct access to the garden. A convenient ground-floor shower room completes the layout.

Upstairs, the first floor offers three bedrooms arranged around a central landing, providing great versatility for sleeping accommodation, home working, or guest space. A well-appointed bathroom is also located on this floor.

Externally, the property benefits from an enclosed rear garden, providing a private outdoor area ideal for dining, play, or gardening. Residents also benefit from permit parking, offering convenient and flexible parking options close to the home.

## Entrance Hall

Door to side.

## Shower Room

Window to the side, WC, wash hand basin.

## Lounge

Window and door to front, carpet and radiator.

## Dining Room

Window to the side, laminate flooring, radiator and stairs to first floor.

## Kitchen

Window to the rear, high and low level storage with worktops over, washing machine plumbing, splashbacks, stainless steel sink/drain, oven with gas hob and hood, space for fridge freezer.

## First Floor

### Bedroom One

Window to the front, carpet and radiator.

### Bedroom Two

Window to side, carpet and radiator.

### Bedroom Three

Window to the rear, carpet and radiator.

## Bathroom

Bath, WC, wash hand basin, tiled splashbacks, vinyl flooring and window to the side.

## Outside

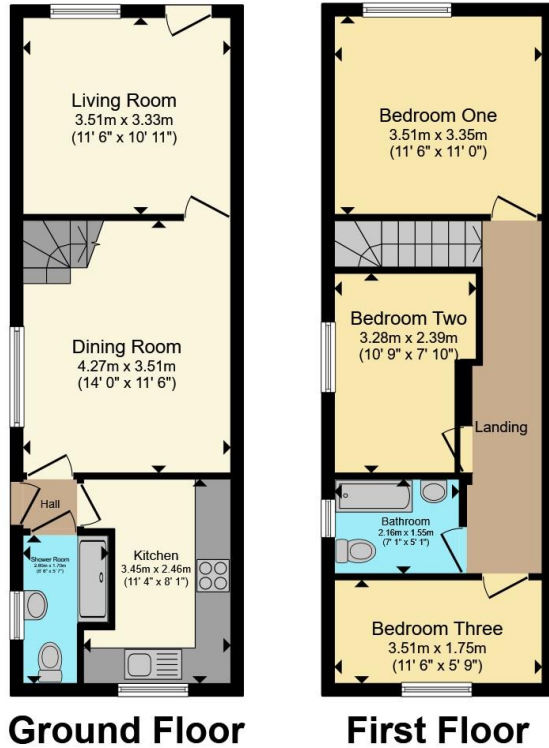
### Rear Garden

Laid to concrete, outbuilding.

### Front

Permit Parking.





Total floor area 78.7 m<sup>2</sup> (848 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](http://www.propertybox.io)



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EPC Rating: D Council Tax Band: A

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Tenure: Freehold



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Property Ref: PBO312369 - 0004