



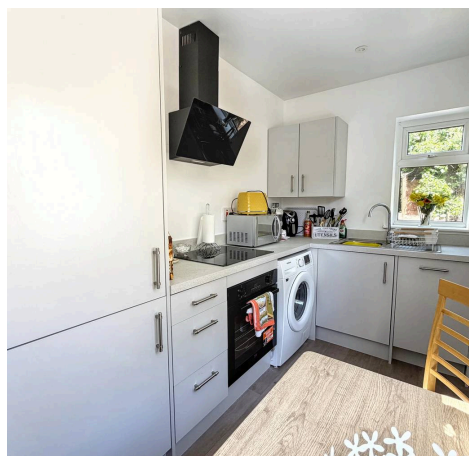
54 Mountsteven Avenue, Peterborough  
£210,000

 **NEWTON FALLOWELL**

# 54 Mountsteven Avenue

Peterborough

This DETACHED BUNGALOW offers TWO BEDROOMS, a spacious LOUNGE DINER, a well-appointed KITCHEN, and a bright CONSERVATORY, all presented in MODERN CONDITION THROUGHOUT, making it an excellent opportunity for those seeking comfortable single-level living. Upon entering the property, you are welcomed by a central hallway that provides access to all principal rooms, ensuring a practical and flowing layout. The lounge diner is generously proportioned, featuring ample space for both relaxation and entertaining, with large windows allowing for plenty of natural light. The kitchen is fitted with contemporary units, integrated appliances (including oven, hob, and extractor), and built-in storage and appliance including an oven, hob, dishwasher and fridge freezer with space and plumbing for a washer dryer, offering both style and functionality for every-day use. The conservatory, accessible from the lounge diner, provides a versatile additional reception area, ideal for dining, reading, or simply enjoying the outlook to the rear. Both bedrooms are well-sized, with the principal bedroom ample space for furnishings, while the second bedroom offers flexibility for use as a guest room, study, or hobby space. The modern wet room is finished to a high standard with an open shower. Additional practical features include double glazing, gas central heating, and efficient insulation, reflected in the property's EPC Rating D. The bungalow further benefits from a SINGLE GARAGE, providing secure parking or additional storage, with convenient internal and external access points. Situated in a popular residential area, the property is within close proximity to well-regarded schools, a range of local amenities (including shops, cafes, and health services), and excellent transport links, making it ideal for both families and those looking to downsize without compromising on convenience. The property's thoughtful layout, modern fixtures, and low-maintenance design ensure a comfortable lifestyle with minimal upkeep required. This is a rare opportunity to acquire a stylish and well-maintained bungalow in a sought-after location, perfectly suited to a variety of purchasers seeking a move-in ready home with practical features and excellent access to surrounding amenities. Early viewing is highly recommended to fully appreciate the quality and versatility of this appealing detached bungalow.





Entrance Hall

Lounge

10' 2" x 13' 10" (3.11m x 4.22m)

Kitchen

5' 9" x 12' 11" (1.76m x 3.94m)

Bedroom One

8' 4" x 11' 0" (2.55m x 3.36m)

Bedroom Two

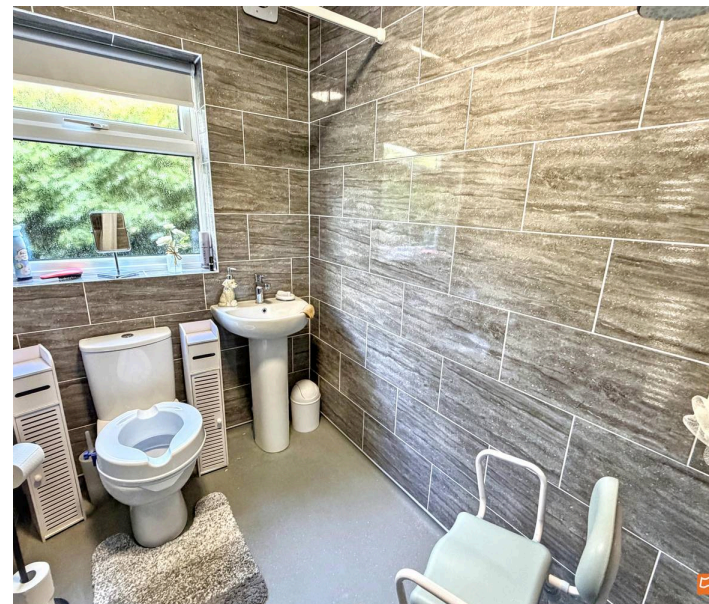
7' 0" x 9' 5" (2.13m x 2.86m)

Wet Room

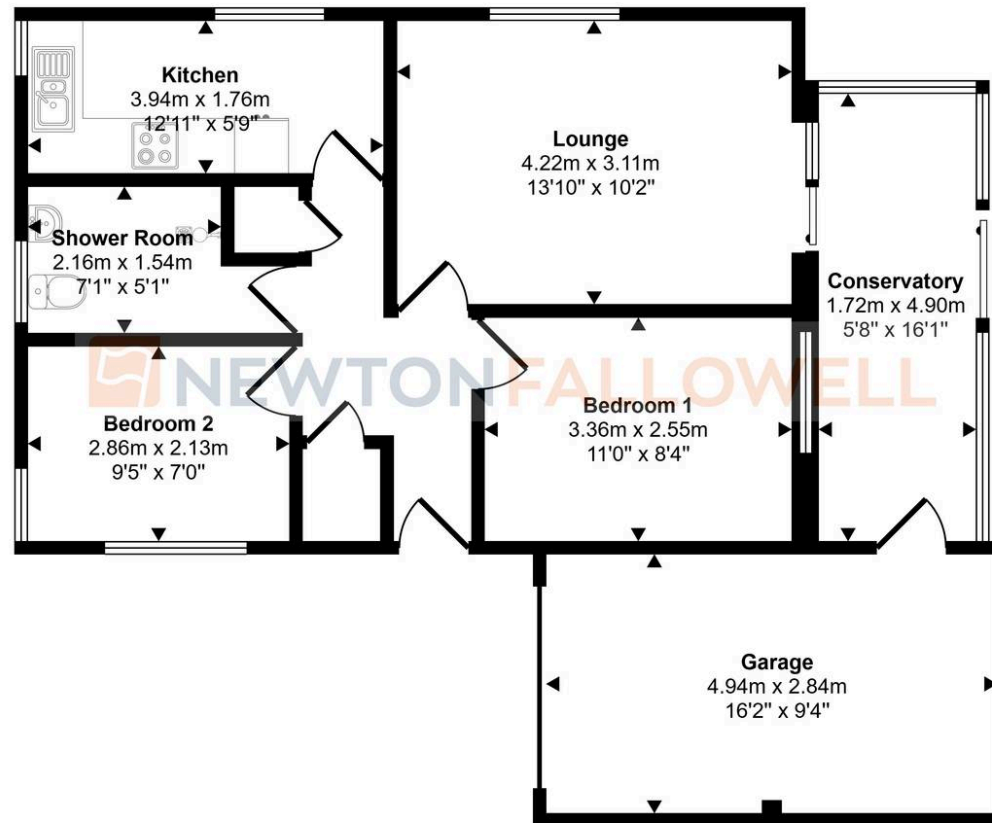
5' 1" x 7' 1" (1.54m x 2.16m)

Garage

9' 4" x 16' 2" (2.84m x 4.94m)



Approx Gross Internal Area  
72 sq m / 779 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

## Newton Fallowell - Peterborough

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