



52 Tayberry Way, Whittlesey

In Excess of £300,000

 **NEWTON FALLOWELL**

52 Tayberry Way

Whittlesey, Peterborough

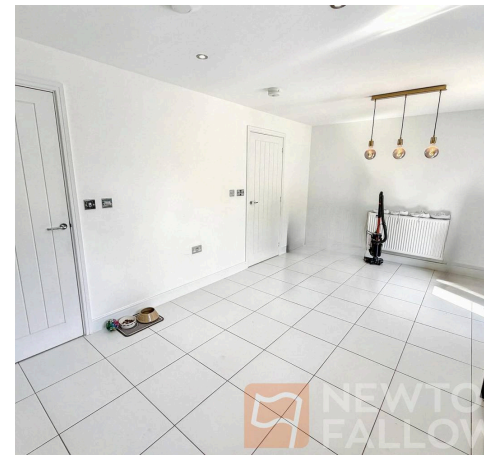
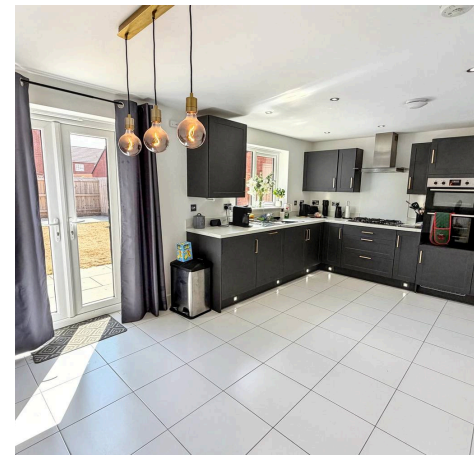
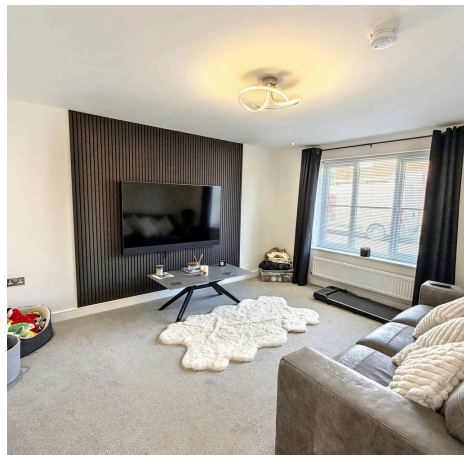
This impressive DETACHED FAMILY HOME offers FOUR BEDROOMS, an EN-SUITE to the principal bedroom, a spacious family bathroom, GARAGE & DRIVEWAY PARKING FOR MULTIPLE VEHICLES boasting modern condition throughout. Upon entering, you are welcomed into the hallway providing access to the useful downstairs WC, generous lounge with an abundance of living space, and a stylish kitchen diner featuring contemporary units, integrated appliances and ample space for a dining table as well as benefiting from direct access to the utility area offering further storage space. Upstairs, the property boasts four well-proportioned bedrooms, with the main bedroom enjoying its own en-suite shower room, while the remaining bedrooms are served by a sleek family bathroom fitted with modern fixtures and a full-sized bath. Outside the property hosts a south facing rear garden with both patio seating space and lawn whilst to the side aspect you will find the driveway offering parking for multiple vehicles situated in front of the garage. This property offers practical family living and has had a number of upgrades done to the property since it's purchase.

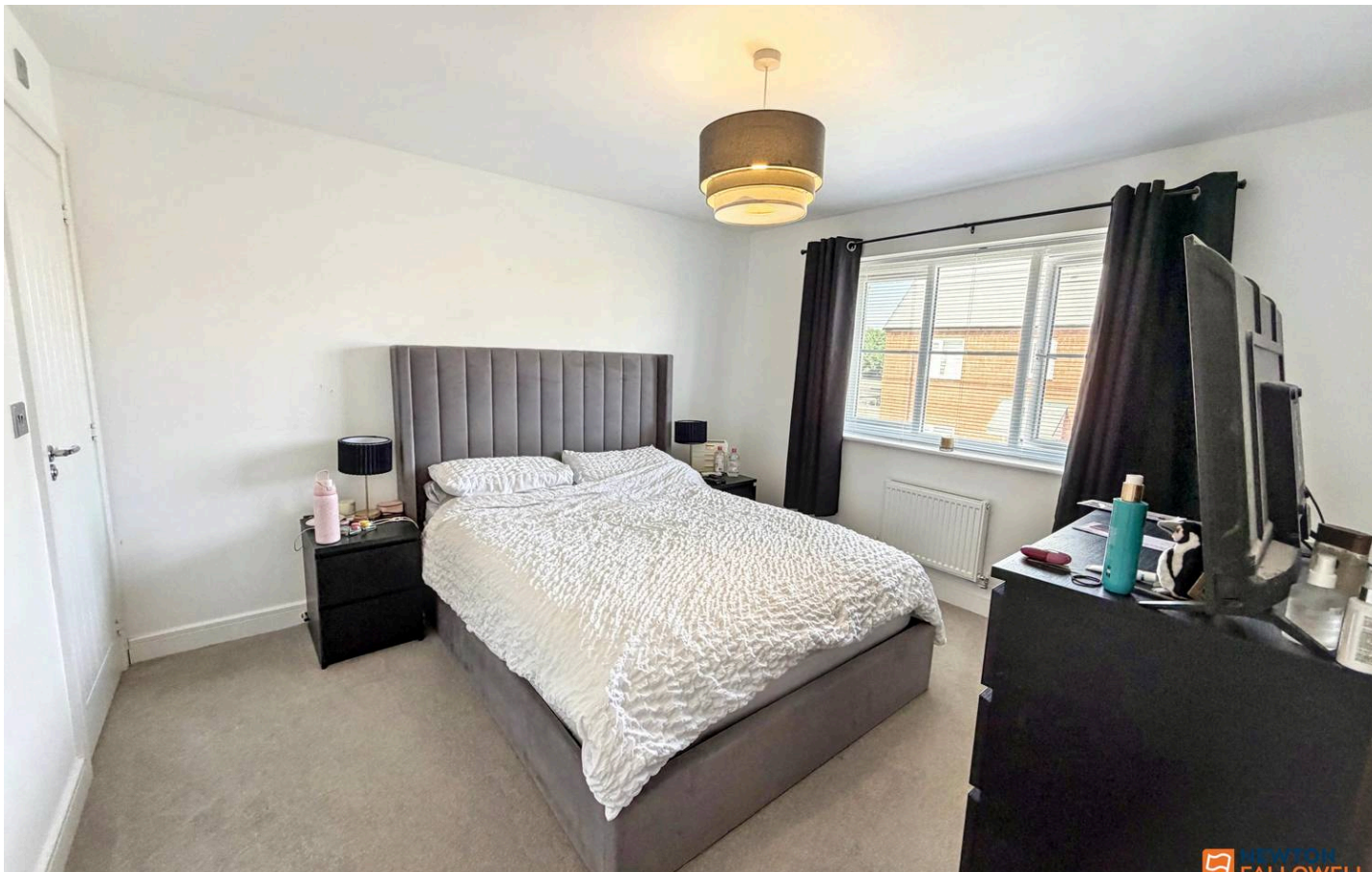
Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: B





Entrance Hallway

Wc

Lounge

14' 3" x 11' 10" (4.34m x 3.60m)

Kitchen

18' 7" x 10' 11" (5.67m x 3.34m)

Utility Room

Landing

Bedroom 1

11' 10" x 10' 8" (3.61m x 3.26m)

En-suite

Bedroom 2

11' 5" x 8' 4" (3.48m x 2.53m)

Bedroom 3

10' 1" x 8' 1" (3.08m x 2.46m)

Bedroom 4

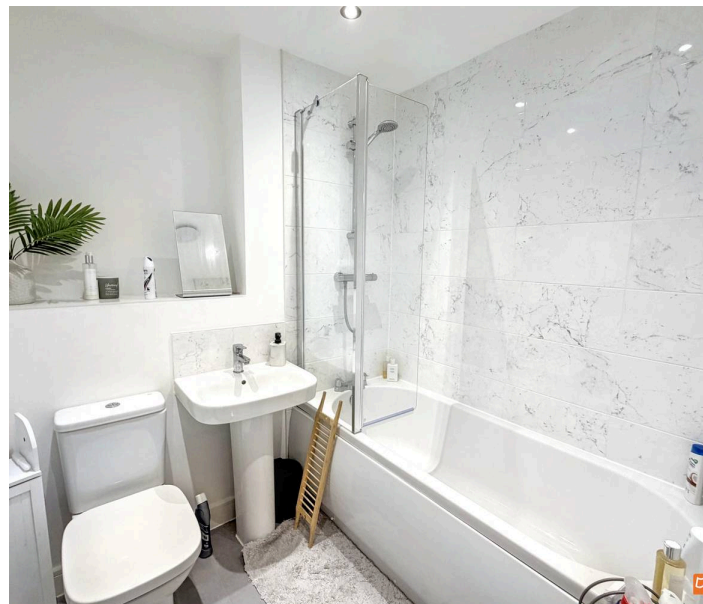
7' 3" x 7' 10" (2.20m x 2.38m)

Bathroom

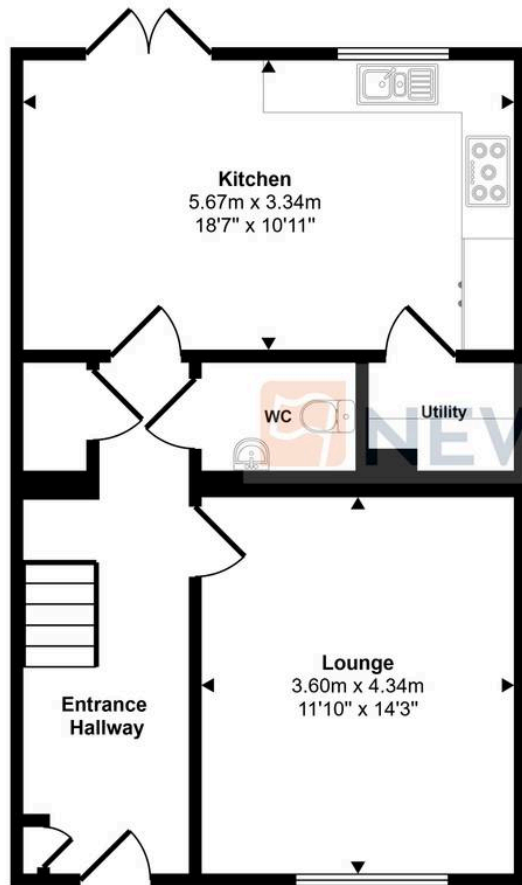
6' 6" x 5' 5" (1.98m x 1.65m)

Garage

23' 9" x 10' 4" (7.23m x 3.14m)



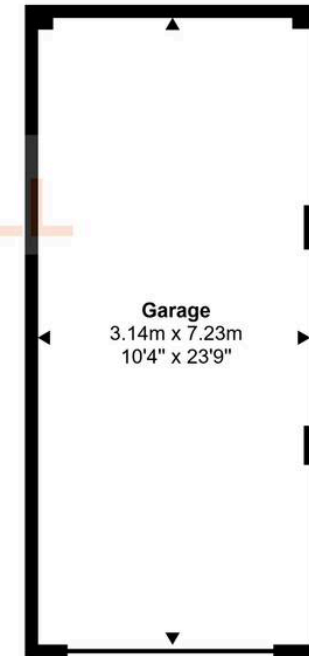
Approx Gross Internal Area
130 sq m / 1395 sq ft



Ground Floor
Approx 53 sq m / 572 sq ft



First Floor
Approx 54 sq m / 578 sq ft



Garage
Approx 23 sq m / 244 sq ft

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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