



Alvis Drive, Yaxley Peterborough
Offers Over £420,000 Freehold

**Sharman
Quinney**

Key Features



- Spacious Detached Family Home
- Master Bedroom + En-Suite Shower Room
- Five Further Bedrooms + Three Further Bathrooms
- Lounge + Study + Kitchen/Diner + Family Sitting Area
- Downstairs Shower Room + Utility Room

Good Size Detached Family Home split over three floors, found in a popular area of Yaxley in a Cul-De-Sac, close to local shops and schools, in brief the accommodation comprises of, Entrance Hall with stairs to the first floor landing and doors giving access to the Downstairs Shower Room, Study, Lounge with double doors to the Kitchen/Diner which is fitted with a range of base and eye level units, cupboards and drawers, worktop space with a one and quarter sink unit, space for a range cooker, fridge/freezer, plumbing for a dishwasher, opening to the family sitting area with French doors to the rear garden, Utility Room is fitted with a matching range of base and eye level units, worktop space, sink unit, plumbing for a washing machine, space for a tumble dryer, door to side. First Floor Landing has stairs to the second floor landing and doors to Four Bedrooms, three



piece Family Bathroom, off Bedroom 1 there is a door to the three piece En-Suite Bathroom, Second Floor Landing has access to Two Further Bedrooms and a second Three Piece Bathroom. Outside to the front driveway providing off road parking and leads to the Double Garage which been split into two separate storage areas by a stud wall, Rear Garden is enclosed laid mainly to lawn with a paved patio seating area.

Entrance Hall -

Study - 10'5" x 8'1"

Downstairs Shower Room - 4'72max x 2'4"max (excluding shower cubicle)

Lounge - 16'5" x 10'9" Excluding bay window)

Kitchen/Diner - 25'5"max x 9'9"max (including recess)

Family Sitting Area - 12'1 x 9'7"

Utility Room - 6'x 5'2"

First Floor Landing:

Master Bedroom - 13'5" x 9'9" (excluding door recess)

En-Suite Bathroom - 8'4"max x 4'7"max (l/shaped room)

Bedroom 2 - 12' x 8'9"

Bedroom 3 - 9'x 8'3

Bedroom 4 - 11'2"max x 7'9"max (including recess)

Family Bathroom - 8'max x 5'6"mx

Second Floor Landing:

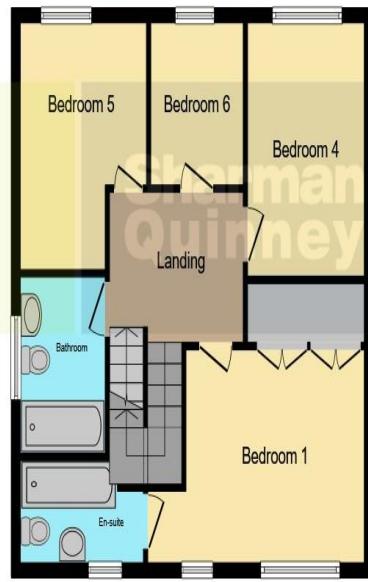
Bedroom 5 - 13'5"max x 12'5"max (excluding recess & excluding step up to window)

Bedroom 6 - 11'4"max 12'max (irregular shaped

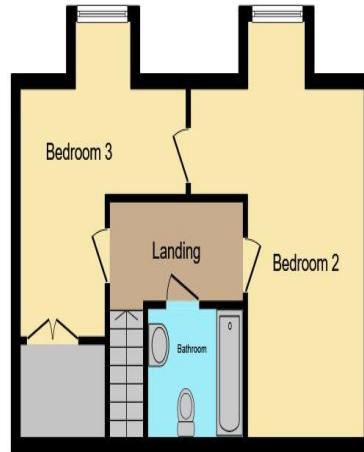




Ground Floor



First Floor



Second Floor



room/ including recess & window)
 Bathroom - 5'1"max 4'2"max
 Double Garage - (split into two storage areas by a stud wall)

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