



8 Normanton Road, Peterborough

Offers In Excess of £150,000

 **NEWTON FALLOWELL**

8 Normanton Road

Peterborough

This terraced house is being sold with NO ONWARD CHAIN and benefits from THREE BEDROOMS, an OUTLOOK OF GREENERY to the front aspect, a GARAGE and DRIVEWAY PARKING, as well as a SOUTHERLY-FACING GARDEN to the rear, making an ideal first-time home or investment opportunity. The accommodation comprises of an entrance hall, kitchen diner to the front aspect and a lounge to the rear, whilst upstairs the landing separates three bedrooms, WC and family bathroom. Outside there is driveway parking to the rear aspect with gated access onto the low maintenance garden which benefits from useful outbuilding storage, with an outlook of greenery to the front aspect.

Council Tax band: A

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating:





Entrance Hall

Kitchen Diner

11' 7" x 11' 1" (3.54m x 3.39m)

Lounge

11' 1" x 11' 3" (3.39m x 3.44m)

Bedroom One

10' 5" x 11' 3" (3.18m x 3.44m)

Bedroom Two

12' 8" x 8' 5" (3.85m x 2.57m)

Bedroom Three

5' 7" x 5' 9" (1.70m x 1.74m)

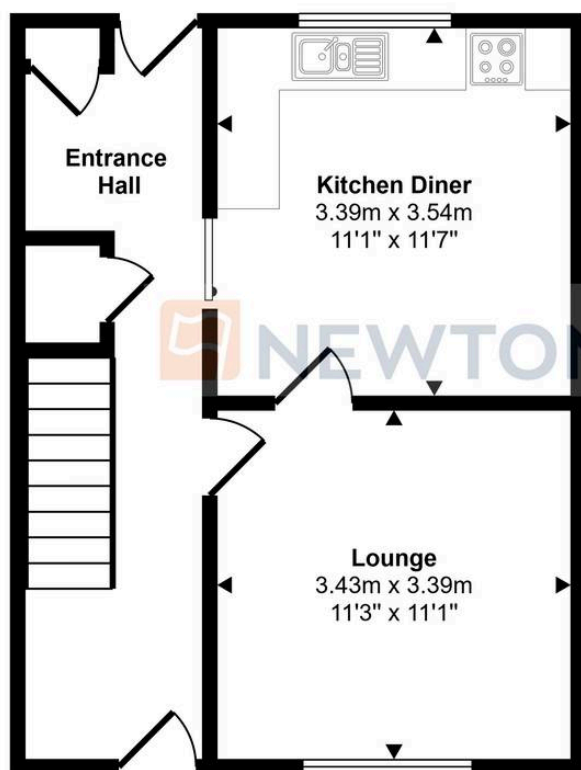
Family Bathroom

5' 6" x 5' 6" (1.68m x 1.67m)

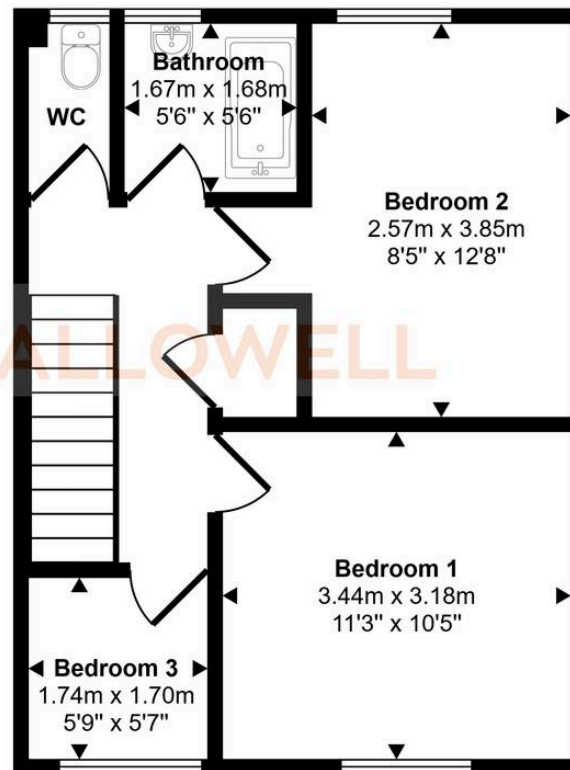
Garage



Approx Gross Internal Area
75 sq m / 812 sq ft



Ground Floor
Approx 37 sq m / 403 sq ft



First Floor
Approx 38 sq m / 409 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

Newton Fallowell Estate Agents, 11 Skaters Way - PE4 6NB

01733 511225 · peterborough@newtonfallowell.co.uk · newtonfallowell.co.uk/peterborough