



Godwit Close, Whittlesey Peterborough
£210,000 Freehold

**Sharman
Quinney**

Key Features



- 17' Living room
- Separate family room (formally the garage)
- Downstairs cloakroom
- Gas central heating & UPVc double glazing
- Off road parking to the front

Entrance hall

Downstairs cloakroom

Kitchen 2.68m x 2.47m (8'10" x 8'1") maximum into recess

Living room 5.21m x 4.51m (17'1" x 14'10") maximum into recess and including staircase

Family room (formally the garage) 5.23m x 2.36m (17'2" x 7'9")

First floor landing

Bedroom one 4.51m x 2.36m (14'10" x 7'9") maximum into recess



Bedroom two 2.72m x 2.53m (8'11" x 8'4")

Bedroom three 2.72m x 1.82m (8'11" x 6')

Family bathroom

Outside: The front is laid to gravel with the driveway to the side. Enclosed rear garden mainly laid to lawn with paved patio and gated access to the side.

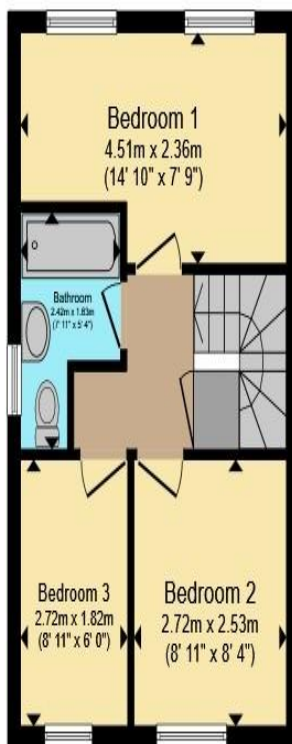
Agents Note:

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.





Ground Floor



First Floor

Total floor area 76.3 m² (821 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

**Sharman
Quinney**

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Sharman Quinney Holdings Limited is registered in England and Wales under company number 4174227, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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