



Peterborough Road, Whittlesey

**Sharman
Quinney**

Key Features



- Non-estate position
- Three double bedrooms
- 16' Lounge and 16' kitchen
- Downstairs bathroom
- UPVc double glazing and gas central heating

Situated in a non-estate location offering three double bedrooms, 16' lounge & kitchen and downstairs bathroom. Benefitting from a good size plot with parking to the rear and open views to the front and rear. Offered with the extra bonus of no onward chain.

Entrance hall
Lounge
Kitchen/diner
Rear porch
Downstairs bathroom
First floor landing
Bedroom one
Bedroom two
Bedroom three
Outside: Hedging to the front and a small garden area. Good size rear garden which has access via a

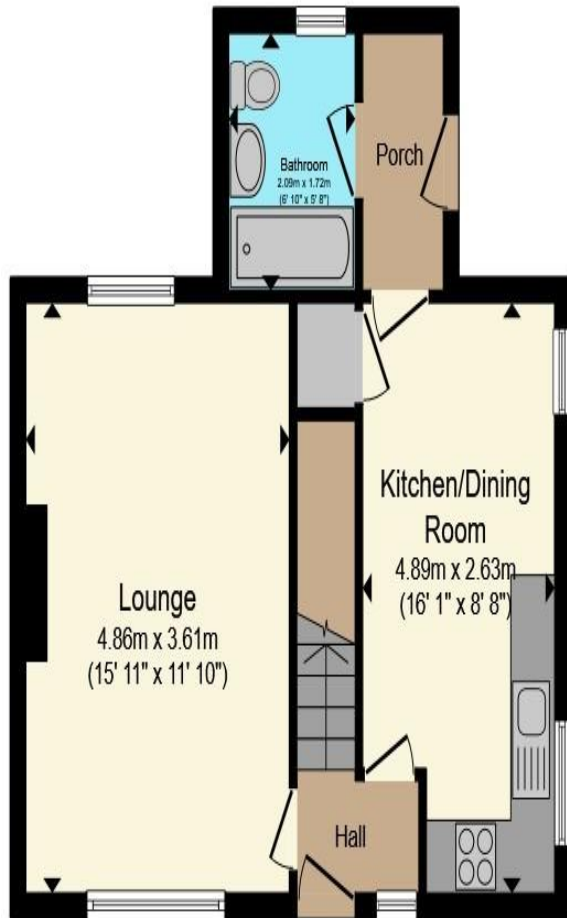


lane to the side, providing off road parking, laid to lawn with ornamental hedging.

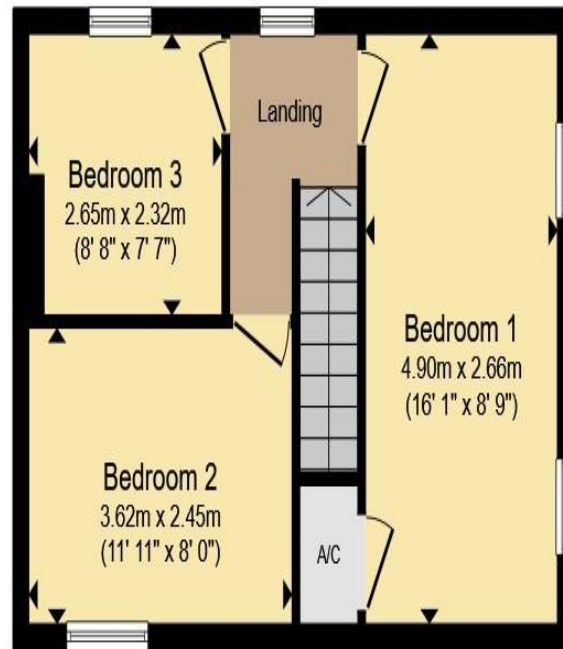
All measurements are listed on the floor plan.

Agents Notes: 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 76.9 m² (828 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.

1: These particulars do not constitute part or all of an offer or contract. 2: The measurements indicated are supplied for guidance only and as such must be considered incorrect. 3: Potential buyers are advised to recheck the measurements before committing to any expense. 4: Sharman Quinney has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working condition of any appliances. 5: Sharman Quinney has not sought to verify the legal title of the property and buyers must obtain verification from their legal representative. 6: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask your co-operation in order that there will be no delay in agreeing the sale. Ref: WHT205182 - 0002

