



Brancepeth Place, Peterborough, PE2 9QG

welcome to

Brancepeth Place, Peterborough

*****ATTENTION INVESTORS AND FIRST TIME BUYERS*****

Lovely two bedroom semi-detached home with private garden and off road parking. Located within a close link to Peterborough City Centre and train station as well as local schools and amenities.



SOLD WITH NO CHAIN

William H Brown is pleased to offer this lovely two bedroom semi-detached home located in a popular Woodston area of Peterborough. Within a close link to City Centre and train station.

This perfect for investors and first time buyers home briefly comprises of; entrance hall, kitchen, lounge/diner to the ground floor. Two bedrooms and family bathroom to the first floor.

On the outside there is an off road parking and enclosed, private garden to the rear.

Don't miss out, call William H Brown now to arrange the viewing on 01733 896598!

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover 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.

Entrance Hall

Kitchen

Lounge/Diner

Landing

Bedroom One

Bedroom Two

Bathroom



view this property online williamhbrown.co.uk/Property/FLE105038



welcome to

Brancepeth Place, Peterborough

- SOLD WITH NO CHAIN
- IDEAL FOR INVESTORS AND FIRST TIME BUYERS
- SEMI-DETACHED HOME
- LOUNGE/DINER
- TWO BEDROOMS

Tenure: Freehold EPC Rating: C
Council Tax Band: A

offers in excess of

£165,000



Please note the marker reflects the
postcode not the actual property

view this property online williamhbrown.co.uk/Property/FLE105038



Property Ref:
FLE105038 - 0006

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.



william h brown



01733 896598



fletton@williamhbrown.co.uk



122 High Street, Fletton, PETERBOROUGH,
Cambridgeshire, PE2 8DP



williamhbrown.co.uk