



Haveswater Close, Peterborough
£260,000 Freehold

**Sharman
Quinney**

Key Features



- Three Bedrooms
- Utility
- Off Road Parking
- Garage
- Enclosed Rear Garden

GROUND FLOOR

ENTRANCE HALL: UPVC Double glazed entrance door. UPVC Frosted double glazed window to front. Radiator. Stairs to first floor.

LOUNGE: UPVC Double glazed window to front. Radiator.

KITCHEN/DINER: UPVC Double glazed window to rear. Fitted with a range of base and wall units. Sink and drainer with mixer tap. Built in double oven. Fitted hob with cooker hood over. Built in under stairs cupboard. Radiator.

UTILITY: UPVC Double glazed window to side and rear. UPVC Double glazed door. Space for appliances.



FIRST FLOOR

LANDING: Loft access. Built in cupboard with wall mounted boiler.

BEDROOM: UPVC Double glazed window to rear. Radiator. Built in wardrobes.

BEDROOM: UPVC Double glazed window to front. Radiator.

BEDROOM: UPVC Double glazed window to front. Radiator.

BATHROOM: UPVC Frosted double glazed window to rear. Low level WC. Wash hand basin with mixer tap. Bath with mains shower over. Heated towel rail.

OUTSIDE

FRONT: Laid to lawn area. Driveway providing off road parking.

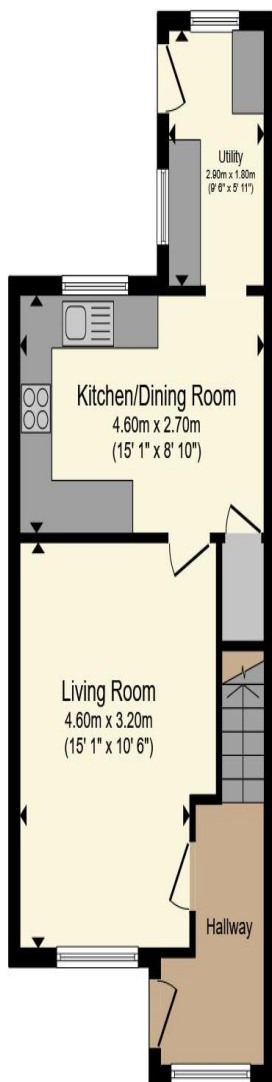
GARAGE: Electric roller door.

REAR GARDEN: Enclosed by fencing. Side access gate. Patio. Laid to lawn area.

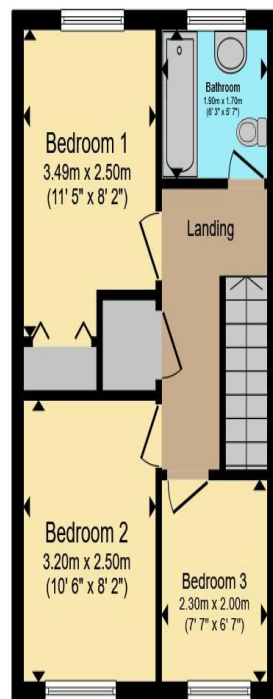
All measurements are listed on the floor plan.

Agents Notes: Please note that the AML fee





Ground Floor



First Floor

Total floor area 76.1 m² (819 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**

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.

To view this property call Sharman Quinney on:
01733 575757

Selling your property?

Contact us to arrange a **FREE** home valuation.

 01733 575757

 Loxley Centre, Werrington, Peterborough,
Cambridgeshire, PE4 5BW

 werrington@sharmanquinney.co.uk

 www.sharmanquinney.co.uk



 SCAN ME



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: WER206028 - 0001

