



30 CHANDLERS, ORTON BRIMBLES, PETERBOROUGH, CAMBRIDGESHIRE. PE2 5YW

£395,000



PENNELL & PARTNERS

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ABOUT THE PROPERTY

Welcome to this spacious detached family home in Chandlers, a popular area within Orton Brimbles. This Detached Home offers Four double bedrooms, Driveway parking with garage, Two reception rooms and Private rear garden. Don't miss the opportunity to make this property your dream home. Contact us today to arrange a viewing and discover the lifestyle this residence has to offer.

Situated within a quiet CUL-DE-SAC on Chandlers, This spacious property is being offered for sale with no forward chain. The property is located within close proximity of FERRY MEADOWS, LYNCHWOOD BUSINESS PARK, SCHOOLS, AMENITIES and links to A1 NORTH & SOUTH. Chandlers is also within a short distance to Peterborough's City Centre, Train Station and Local Transport Routes.

In brief the property comprises; FOUR DOUBLE BEDROOMS, TWO RECEPTION ROOMS, UTILITY ROOM, STUDY/DINING ROOM, EN-SUITE TO MASTER, GARAGE, PARKING FOR THREE VEHICLES and PLENTY OF STORAGE.

There are a range of walking, running or cycling routes in the close range to Orton Brimbles. This property is an ideal home for any growing or existing families!

Viewings are highly advised, please contact our Sales Team for further information.

EPC Rating: D (62)



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		83
(69-80)	C		
(55-68)	D	62	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

ENTRANCE HALL

2.03m x 5.51m (6' 8" x 18' 1")

STUDY

2.79m x 2.67m (9' 2" x 8' 9")

WC

KITCHEN/DINER

2.67m x 4.37m (8' 9" x 14' 4")

LIVING ROOM

3.32m x 4.72m (10' 11" x 15' 6")

FIRST FLOOR LANDING

2.91m x 2.91m (9' 7" x 9' 7")

MASTER BEDROOM

4.75m x 3.69m (15' 7" x 12' 1")

EN-SUITE

2.13m x 1.82m (7' 0" x 6' 0")

BEDROOM TWO

3.78m x 3.18m (12' 5" x 10' 5")

BEDROOM THREE

2.42m x 3.76m (7' 11" x 12' 4")

BEDROOM FOUR

2.55m x 3.72m (8' 4" x 12' 2")

FAMILY BATHROOM

2.81m x 1.94m (9' 3" x 6' 4")