

3 Oban Drive, Peterborough, PE2 6TA



Capitol Lettors

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£268,000 Freehold

Modern Semi-Detached House located at the bottom of the Cul-De-Sac in Orton Northgate with No Upward Chain, the property offers, entrance hall, cloakroom, open plan living, 3 bedrooms with en-suite to master, family bathroom, airing cupboard housing combi boiler, enclosed rear garden with gate to drive way, parking for 2 vehicles, gas central heating & uPVC double glazing.

Orton Northgate gives easy access to shops, Ferry Meadows, Schools & good links to A1 & other major roads.

Capitol Lettors has not tested any of the equipment or the heating system (if mentioned) in these details. Purchasers are advised to satisfy themselves as to their working order and condition. These particulars do not constitute or form any part of an offer or contract nor may they be regarded as representations. All interested parties must themselves verify their accuracy. All measurements are approximate.

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Entrance Hall

2.02m x 3.73m (6' 8" x 12' 3") Approx
Part glazed composite front door, uPVC window to side, fuse box, central heating thermostat, radiator, under stairs cupboard, fitted carpet.

Cloakroom

1.57m x 0.88m (5' 2" x 2' 11") Approx
Two piece suite comprising of low level WC, wash hand basin with tiled splash back, extractor fan, fitted mirror, chrome toilet roll holder, radiator, fitted carpet.

Open Plan Living

8m x 4.66m (26' 3" x 15' 3") Approx
uPVC window to front, uPVC Patio Doors & uPVC window to rear, eye & base level units with complimentary worktops & tiled splash backs, stainless steel sink with draining board, electric oven with gas hob & extractor above, space & plumbing for washing machine & fridge/freezer, cupboard housing boiler, 2x radiators, TV points, tiled flooring to Kitchen & fitted carpet to Lounge/Diner.

Stairs & Landing

White balustrade, loft hatch, cupboard housing immersion tank & heating controls, radiator, fitted carpet.

Bedroom 1

4.12m x 2.58m (13' 6" x 8' 6") Approx
uPVC window to rear, TV & phone points, radiator, central heating thermostat, fitted carpet.

En-Suite

2.54m x 1m (8' 4" x 3' 3") Approx
Three piece suite comprising of low level WC, wash hand basin & enclosed shower cubical, extractor fan, towel radiator, shaver point, chrome towel ring, fitted mirror, vinyl flooring.

Bedroom 2

2.67m x 2.59m (8' 9" x 8' 6") Approx
uPVC window to front, radiator, fitted carpet.

Bedroom 3

1.97m x 3.22m (6' 6" x 10' 7") Approx
uPVC window to rear, radiator, fitted carpet.

Bathroom

2.06m x 1.69m (6' 9" x 5' 7") Approx
uPVC frosted window to front, three piece suite comprising of low level WC, wash hand basin & paneled bath, part tiled walls, extractor fan, towel radiator, shaver socket, chrome toilet roll holder, vinyl flooring.

Outside - Rear

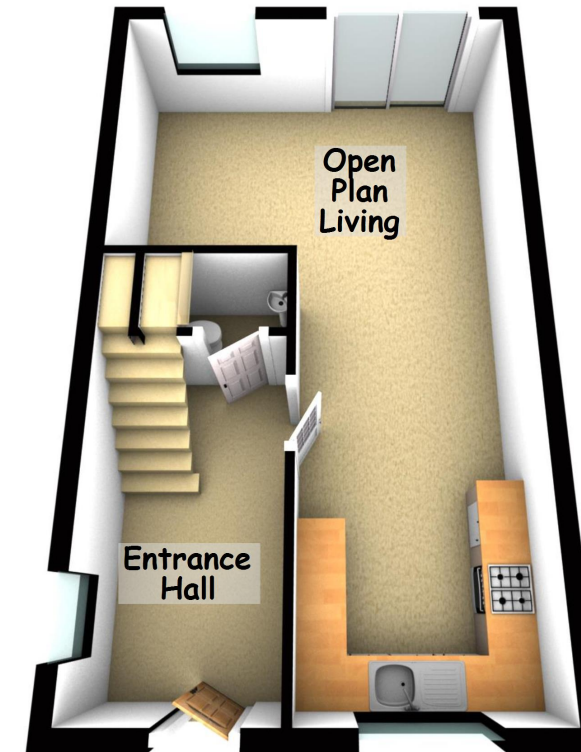
Enclosed by fence panels & gate leading to driveway, mainly laid to lawn, patio area.

Outside - Front

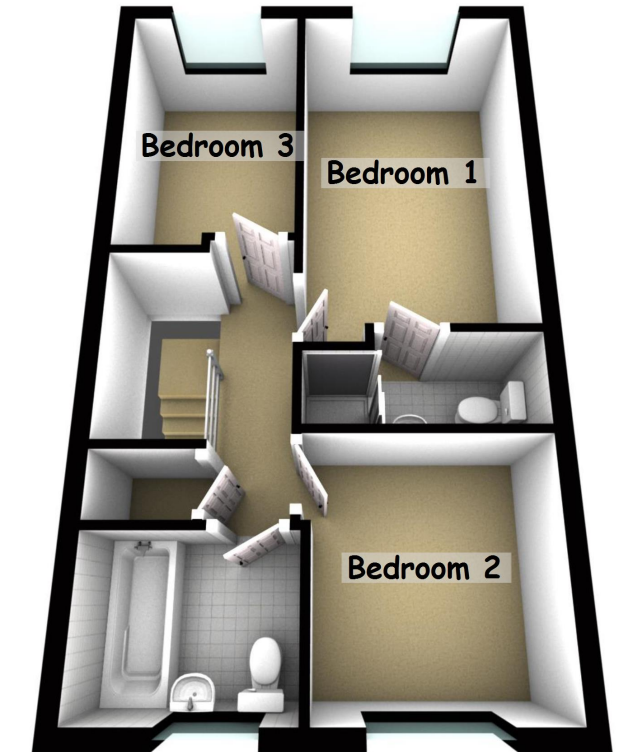
This property has a storm porch, slabbed path to front door, security light, house number plaque, utility meters, drive way for 2 vehicles.

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Ground Floor



First Floor



This plan is for illustration purposes only and may not be representative of the property. Plan may not be to scale.

Plan produced using PlanUp.

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