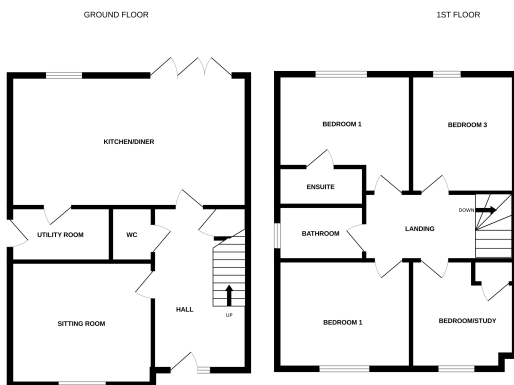




Plot 8 Cobden Avenue, Peterborough, Cambridgeshire PE1 2NU

£395,000



For illustrative purposes only. Decorative finishes, fixtures, fittings and furnishings do not represent actual contents. Model ref: RSH/2024-02024



*** THE BELSIZE - PLOT 8 - THREE/FOUR BEDROOM FAMILY HOME *** A unique development of 9 Spacious Homes located in the heart of the city. A large kitchen and open-plan dining area with bi-fold doors, spacious sitting room & wide entrance hallway are signature features across this development.

COBDEN AVENUE

A unique development of 9 Spacious Homes located in the heart of the city. A large kitchen and open-plan dining area with bi-fold doors, spacious sitting room & wide entrance hallway are signature features across this development.

With underfloor heating as standard and energy efficient Air Source Heat Pumps you can expect to enjoy lower energy bills in your brand new home. The smart heating can be controlled from your phone and with every house being connected to high speed BT fibre broadband you can work smarter from home and enjoy faster streaming for your entertainment.

Every home comes with wired internet connections to all main rooms and bedrooms, USB-C sockets supporting fast charging, integrated kitchen appliances, washing machine & tumble drier, wireless thermostat and security camera, video doorbell, 2 parking spaces, an EV car charger and dedicated bicycle store in the garden.

THE BELSIZE

The Belsize is the largest home on the development at approx. 1415 sq. ft. and enjoys a generous family sized garden.

In addition to three double bedrooms there is a study which could make an ideal 4th bedroom. A family bathroom, en-suite shower room, ground floor cloakroom and utility complete the spacious accommodation.

AGENTS NOTE

These particulars are for reference only. Government schemes are at the discretion of the third parties and neither Rosedale nor the vendor has any influence. Specifications for individual dwellings vary and you should check final details prior to committing to a purchase. All images including maps and floor plans are for reference only and are not to scale and may not be of the specific plot and are only for marketing purposes.

AGENTS NOTE - ESTATE CHARGE

As with most new development there will be an annual estate charge for the cleaning and upkeep of the landscaping and lighting in the parking areas.

