



43 VICTORY AVENUE, WHITTLESEY, PETERBOROUGH, CAMBRIDGESHIRE. PE7 1XT

£270,000



PENNELL & PARTNERS

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ABOUT THE PROPERTY

Upon entering this delightful property, you're greeted by a spacious lounge area, perfect for relaxing or entertaining guests. The downstairs cloakroom adds convenience for guests and residents alike.

The heart of the home lies in its modern kitchen, complete with fitted appliances, offering ample space for culinary endeavours. Adjacent to the kitchen is a bright and airy dining room featuring bi-fold doors that seamlessly integrate indoor and outdoor living, providing easy access to the large rear garden, ideal for al fresco dining and outdoor activities.

Ascending the stairs, you'll find three generously sized bedrooms, providing comfortable accommodation for the whole family. The upstairs bathroom offers a relaxing retreat, equipped with modern fixtures and fittings.

Externally, the property boasts a substantial rear garden, providing a tranquil oasis for relaxation and recreation. To the front, a gravel driveway offers off-road parking for multiple vehicles, ensuring convenience for residents and visitors alike.

EPC Rating:



ENTRANCE HALL

CLOAKROOM

LOUNGE

3.13m x 7.10m (10' 3" x 23' 4")

DINING ROOM

4.20m x 3.69m (13' 9" x 12' 1")

KITCHEN

4.76m x 4.41m (15' 7" x 14' 6")

FIRST FLOOR

BEDROOM ONE

2.77m x 3.87m (9' 1" x 12' 8")

BEDROOM TWO

2.76m x 3.11m (9' 1" x 10' 2")

BEDROOM THREE

2.47m x 2.87m (8' 1" x 9' 5")

BATHROOM

LOCATION

Victory Avenue offers a peaceful residential setting within Whittlesey, boasting excellent transport links, local amenities, and reputable schools, making it an ideal location for families and professionals alike. The nearby countryside provides opportunities for outdoor pursuits, whilst Whittlesey and nearby towns offer a range of shopping, dining, and leisure facilities.