



9 ALLAN AVENUE, PETERBOROUGH, CAMBRIDGESHIRE. PE2 8TP

£290,000



PENNELL & PARTNERS

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ABOUT THE PROPERTY

Looking for more than just a house? This 3-bed semi on Allan Avenue has space, flexibility, and plenty of potential – perfect for families, home workers, or anyone needing room to breathe.

Downstairs, there’s a huge lounge to relax in, plus a spacious kitchen/breakfast room that’s great for family meals or casual entertaining. Upstairs, you’ll find three bedrooms and a modern bathroom – everything you need in a family home.

But that’s not all – out back there’s a fantastic separate office/studio space with its own reception area, WC, and flexible work or creative space. Ideal if you work from home, run a small business, or just want a place to escape and focus.

The garden’s a lovely spot too – laid to lawn with mature flowerbeds and shrub borders, it’s perfect for summer BBQs or just soaking up the sun. Out front, there’s a driveway with space to park multiple vehicles – no more fighting for street parking!

Don’t miss this one – properties with this kind of space and versatility don’t hang around. Get in touch to book your viewing today!

EPC Rating:



GROUND FLOOR

ENTRANCE HALL

2.06m x 4.35m (6' 9" x 14' 3")

LOUNGE/DINER

3.56m x 7.60m (11' 8" x 24' 11")

KITCHEN/BREAKFAST ROOM

2.25m x 5.37m (7' 5" x 17' 7")

FIRST FLOOR

BEDROOM ONE

3.41m x 4.26m (11' 2" x 14' 0")

BEDROOM TWO

3.06m x 3.27m (10' 0" x 10' 9")

BEDROOM THREE

2.27m x 2.89m (7' 5" x 9' 6")

FAMILY BATHROOM

2.20m x 1.85m (7' 3" x 6' 1")

OUTSIDE OFFICE

RECEPTION AREA

1.90m x 1.47m (6' 3" x 4' 10")

WC

STUDIO / OFFICE

3.18m x 4.77m (10' 5" x 15' 8")