

16 CHAMPIONS DRIVE, THORNEY, PETERBOROUGH, CAMBRIDGESHIRE. PE6 0FY

£440,000



**PENNELL & PARTNERS**

26, High Causeway, Peterborough, PE7 1AJ - 01733 209 222 -  
hello@pennellandpartners.co.uk

ABOUT THE PROPERTY

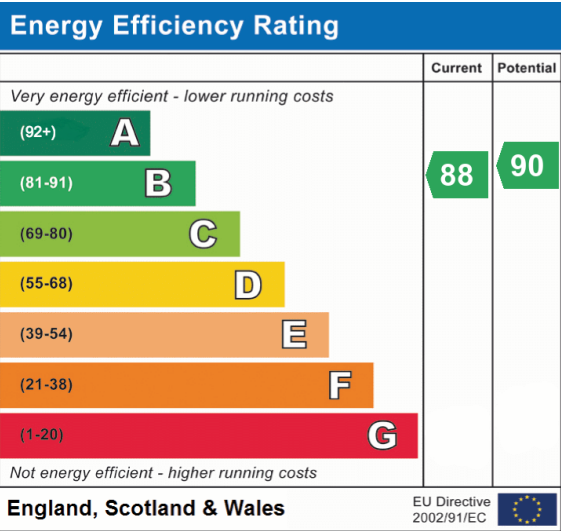
Situated on the popular and well-regarded Champions Drive in the village of Thorney, this impressive four-bedroom detached home is just three years old and benefits from seven years remaining on the NHBC warranty. Ideal for families or those looking for a spacious and modern home, the property offers generous accommodation throughout.

Inside, you'll find four well-proportioned double bedrooms, with the master featuring a stylish ensuite shower room. A contemporary family bathroom serves the remaining bedrooms. Downstairs, the property boasts a large and welcoming lounge, a bright dining room that opens into a modern, well-equipped kitchen, a separate utility room, and a convenient downstairs cloakroom.

The rear garden has been thoughtfully landscaped for low maintenance, with artificial lawn, a patio seating area, and a dedicated hot tub enclosure—perfect for relaxing or entertaining. To the side of the property, there is a single garage along with driveway parking for multiple vehicles.

This home is presented in excellent condition and offers modern, flexible living in a desirable village location. Early viewing is highly recommended to fully appreciate all it has to offer.

EPC Rating: B (88)



ENTRANCE HALL

CLOAKROOM

LOUNGE

3.75m x 4.96m (12' 4" x 16' 3")

DINING AREA

5.10m x 3.21m (16' 9" x 10' 6")

KITCHEN

3.36m x 3.39m (11' 0" x 11' 1")

UTILITY ROOM

1.97m x 1.76m (6' 6" x 5' 9")

FIRST FLOOR

MASTER BEDROOM

3.78m x 4.84m (12' 5" x 15' 11")

EN-SUITE SHOWER ROOM

BEDROOM TWO

3.35m x 2.91m (11' 0" x 9' 7")

BEDROOM THREE

3.35m x 2.73m (11' 0" x 8' 11")

BEDROOM FOUR

3.75m x 2.92m (12' 4" x 9' 7")

FAMILY BATHROOM

GARAGE