

13 Regency Way, Peterborough, Cambridgeshire. PE3 6HJ

Guide Price £450,000



Ground Floor:

Upon entering, you are greeted by a spacious hallway leading to the heart of the home. The focal point of the ground floor is the generously sized lounge, providing an inviting space for relaxation and entertainment.

Adjacent to the lounge, discover the impressive kitchen/diner featuring a further seating area, creating a versatile space for casual dining and social gatherings. The kitchen is thoughtfully designed with modern fixtures and ample storage, catering to the needs of any culinary enthusiast.

Additionally, the ground floor encompasses a large utility room, ideal for laundry and additional storage needs, a delightful conservatory offering a tranquil retreat, and a convenient cloakroom, providing essential facilities for guests.

First Floor:

Ascend the staircase to the first floor, where you'll find four well-proportioned bedrooms, each offering comfort and privacy. The highlight of the first floor is the luxurious ensuite to bedroom one, providing a private sanctuary for relaxation and rejuvenation. The remaining bedrooms are served by a stylish family bathroom, complete with contemporary fittings and fixtures.

Exterior:

Step outside to discover the expansive rear garden, predominantly laid to lawn, offering plenty of space for outdoor activities and al fresco dining. A charming patio seating area provides the perfect setting for enjoying the outdoors during warmer months.

#To the front of the property, a double garage and driveway parking offer ample space for multiple vehicles, ensuring convenience and security.

Location:

Situated in the sought-after Regency Way, this property benefits from close proximity to local amenities, reputable schools, and excellent transport links, making it an ideal choice for families and commuters alike.

In Summary:

This stunning four-bedroom detached house on Regency Way presents a rare opportunity to acquire a truly exceptional family home. With its spacious living areas, modern amenities, and desirable location, this property promises a lifestyle of comfort and convenience. Arrange a viewing today to appreciate all that this remarkable home has to offer.

EPC Rating: D (66)





