

51 Flore Close, Peterborough, PE3 7AH



Capitol Lettors

Capitol Lettors Sales & Letting Agents

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£187,500 Freehold

Capitol Lettors are happy to advertise this 3 bedroom end of terrace house to Investors & the Open market. Located close to Peterborough City Centre & Peterborough Hospital, the property offers a entrance hall, lounge, kitchen/diner, DSWC, 3 bedrooms, family bathroom, front & rear gardens, garage & driveway to rear of the property, uPVC double glazing & gas central heating.

The tenant in situ currently pays £795.00pcm & has lived here for 5 years.

Capitol Lettors has not tested any of the equipment or the heating system (if mentioned) in these details. Purchasers are advised to satisfy themselves as to their working order and condition. These particulars do not constitute or form any part of an offer or contract nor may they be regarded as representations. All interested parties must themselves verify their accuracy. All measurements are approximate.



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Entrance Hall

2.77m x 1.50m (9' 1" x 4' 11") Approx
uPVC door, uPVC window, radiator, cupboard
housing gas meter, electric meter & fuse board,
stairs to 1st floor, laminate flooring.

Lounge

4.40m x 4.47m (14' 5" x 14' 8") Approx
2x uPVC windows, radiator, electric fire, TV &
phone points, laminate flooring.

Kitchen/Diner

5.46m x 2.58m (17' 11" x 8' 6") Approx
uPVC window, combi-boiler, eye & base level units
with complimentary worktop, stainless steel 1 1/2
bowl sink with draining board, built in double oven,
space for integrated microwave, free standing oven
with extractor above, integrated dishwasher,
plumbing for washing machine & space for
fridge/freezer, understairs cupboard, vinyl tile
flooring.

Rear Hall

uPVC door with frosted glass pane, vinyl tile
flooring.

DSWC

1.81m x 0.87m (5' 11" x 2' 10") Approx
uPVC frosted window, two piece suite comprising of
low level WC & wash hand basin, electric radiator,
vinyl tile flooring.

Stairs & Landing

1.99m x 2.10m (6' 6" x 6' 11") Approx
Stairs to 1st floor, loft hatch, fitted carpet.

Bedroom 1

4.15m x 3.37m (13' 7" x 11' 1") Approx
2x uPVC windows, radiator, fitted carpet.

Bedroom 2

3.19m x 3.37m (10' 6" x 11' 1") Approx
uPVC window, radiator, cupboard with shelving,
fitted carpet.

Bedroom 3

2.00m x 3.09m (6' 7" x 10' 2") Approx
uPVC window, radiator, cupboard over stairs
boxing, fitted carpet.

Bathroom

1.91m x 1.69m (6' 3" x 5' 7") Approx
uPVC frosted window, three piece suite comprising
of low level WC, wash hand basin & paneled bath
with shower off taps, tiled splash backs, laminate
flooring.

Garage

2.50m x 5.08m (8' 2" x 16' 8") Approx
Up & over garage door, power & lighting, door to
rear.

Outside - Front

Laid to lawn, concrete path to front door, satellite
dish.

Outside - Rear

Enclosed by fence panels & brick wall, gate to
driveway, rear access to garage, store cupboard,
patio area, laid to lawn.

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This plan is for illustration purposes only and may not be representative of the property. Plan may not be to scale.
Plan produced using PlanUp.

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