

1 Thorpe Park Road, Peterborough, PE3 6LG



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Capitol Lettors

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£435,000 Freehold

NO CHAIN. Set in sought after location this three bedroom detached property offering UPVC double glazing, gas central heating, spacious entrance hall, burglar alarm, downstairs shower room, kitchen with appliances, conservatory, lounge with electric coal effect fire, family bathroom and separate WC, large garden to rear with raised terrace, single garage and ample parking for several vehicles. Garden potential to planning permission to extend or build a home office

Good access on foot to Peterborough City Centre and Peterborough train station and all major road networks.

Many local shops, schools, bars, restaurants, Ferry Meadows nearby



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Entrance Hall

5.09m x 3.56m (16' 8" x 11' 8") Approx
 Glazed window to front with glazed side panels, wood effect flooring, radiator, stairs to 1st floor, alarm panel, understairs storage cupboard with electric and gas meters, electric fuses, alarm master panel, light

Downstairs Shower room/WC

2.31m x 1.02m (7' 7" x 3' 4") Approx
 Glazed window to side, chrome radiator, wood effect flooring, fully tiled, comprising of three piece bathroom suite with low level WC, vanity wash hand basin with storage below and shower cubicle with electric shower over

Kitchen

2.44m x 5.51m (8' 0" x 18' 1") Approx
 Part glazed door to side, open aspect to conservatory, ceramic tiled flooring, radiator, spot lighting, tong/grooved to ceiling, plumbing for washing machine, space for fridge/freezer, inter-grated dishwasher, built in electric oven, gas hob above and extractor above, double Butler sink with mixer tap, tiled splashbacks, range of eye and base level kitchen units in cream with wooden worktops

Conservatory

5.55m x 2.95m (18' 3" x 9' 8") Approx
 Made of part brick and part UPVC construction, with French doors to rear, glazed windows to rear and side aspect, ceramic tiled flooring, French doors to lounge, television point, two radiators

Lounge

6.06m x 3.67m (19' 11" x 12' 0") Approx
 Two radiators, wood effect flooring, electric coal effect fire to wall, television point, French doors to rear, picture rail

Stairs to first floor

Glazed window to side aspect, brown carpet, coved

Separate W Toilet

1.80m x 1.04m (5' 11" x 3' 5") Approx
 Glazed window to side aspect, radiator, low level WC

Bedroom 1

4.21m x 3.98m (13' 10" x 13' 1") Approx
 Glazed window to front aspect, brown carpet, coved, radiator

Bedroom 2

4.23m x 3.97m (13' 11" x 13' 0") Approx
 Glazed window to rear, brown carpet, radiator

Bedroom 3

3.30m x 2.56m (10' 10" x 8' 5") Approx
 Glazed window to front, brown carpet, radiator, two storage cupboards, air vent

Family Bathroom

2.12m x 2.80m (6' 11" x 9' 2") Approx
 Glazed window to rear aspect, ceramic tiled flooring, radiator, loft access, fully tiled, comprising of two piece bathroom suite with vanity wash hand basin with storage below, panelled bath with shower over and glass screen. Airing cupboard with shelving, central heating controls and Viessmann gas boiler serving hot water and central heating system

Outside - Front

Block paved drive with ample parking, gate to side giving access to rear, access to single garage

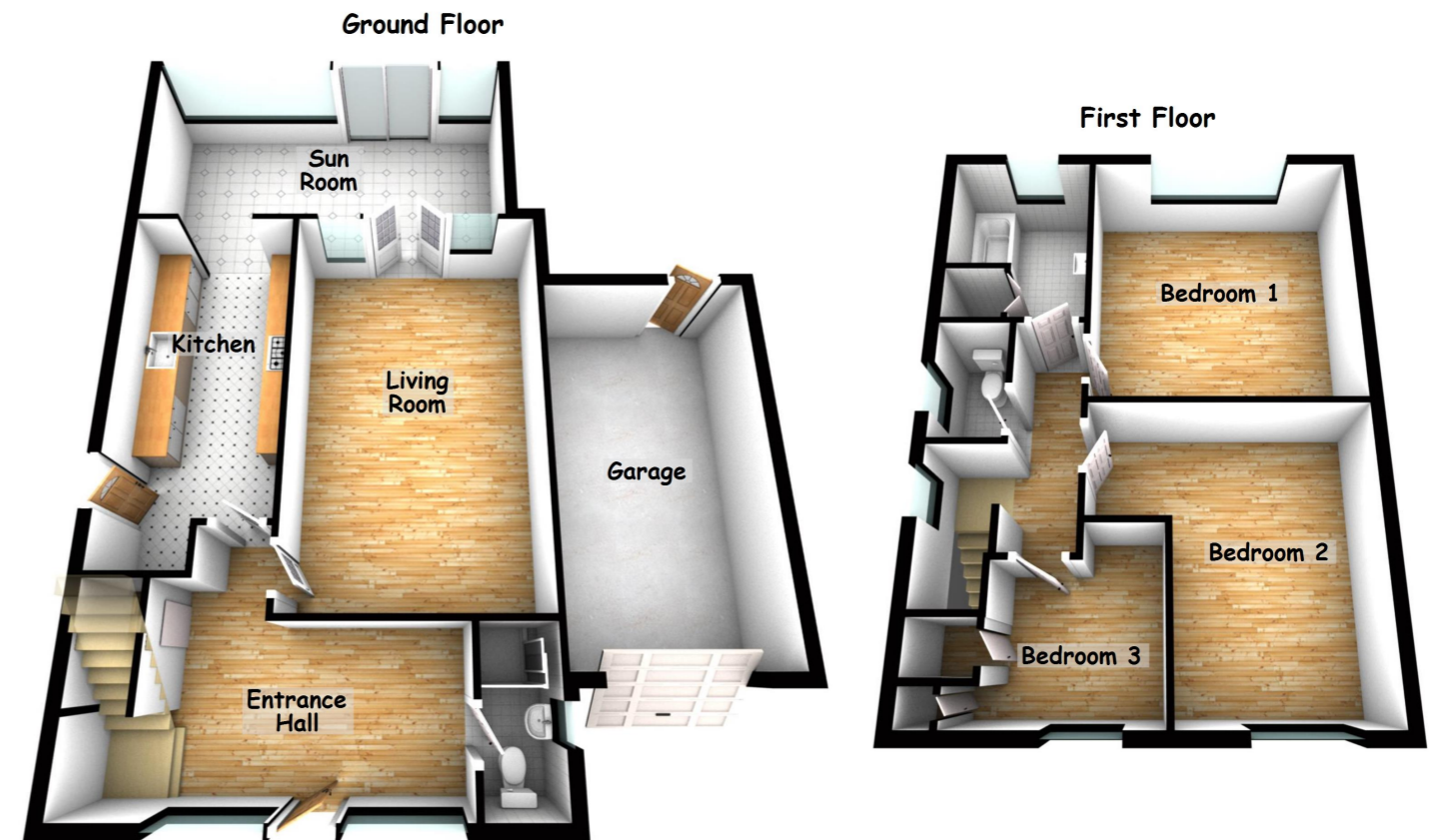
Outside - Rear

Large raised patio terraced, lighting, gate to side giving access to front aspect, mainly laid to lawn, shrubs, trees, fully fenced to both sides, play/deced area, further patio to bottom of garden, wooden garden shed. Potential with planning permission to extend or build a home office

Single Garage

3.00m x 5.58m (9' 10" x 18' 4") Approx
 Single up and over door, power and lighting, door to rear giving access to rear garden

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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.

Thorpe Park Road

