



124 Wingfield, Orton Goldhay, Cambridgeshire PE2 5TJ

£220,000



*** SPACIOUS LIVING SPACE*** " This well presented 3 bedroom home is within close proximity to schools, business parks, Fletton parkway and the A1. Featuring a porch, spacious L-shaped lounge/diner, kitchen, bathroom, 3 bedrooms, WC and a lovely landscaped garden. There is also a driveway to the right hand side of the property. Viewings are essential to appreciate both condition and space, this family home or first time buy, has to offer! EPC Energy Rating - C / Council Tax Band - A ".

PORCH

Door to front, UPVC double glazed window to side.

LOUNGE / DINER

8' 6" (min) 22' 4" (max) x 9' 3"(min) (6.81m x 2.82m) x 19' 4" (max) (5.89m) (approx) (L- Shape) UPVC double glazed windows to front and rear, understairs cupboard and two radiators.

INNER HALL

BATHROOM

6' 3" x 5' 7" (1.91m x 1.70m) (approx) Fitted with a three piece suite comprising low level W/C, wash hand basin, bath and radiator.

KITCHEN

9' 6" x 7' 8" (2.90m x 2.34m) (approx) Fitted with a range of base and eye level units with work surfaces over, sink unit with mixer tap, wall mounted boiler, plumbing for a washing machine, space for a cooker and space for a fridge. UPVC double glazed window to rear, door to rear.

FIRST FLOOR

BEDROOM 1

16' 1" x 9' 3" (4.90m x 2.82m) (approx) Two UPVC double glazed windows to rear and two radiators.

BEDROOM 2

9' 8" x 9' 6" (2.95m x 2.90m) (approx) UPVC double glazed window to front and radiator.

BEDROOM 3

6' 4" x 5' 8" (1.93m x 1.73m) (approx) UPVC double glazed window to front and radiator.

WC

6' 9" x 2' 8" (2.06m x 0.81m) (approx) Fitted with a two piece suite comprising low level W/C and wash hand basin.

OUTSIDE

To the side of the property there is an driveway for parking.

AGENT NOTES

The floorplan is for illustrative purposes only. Fixtures and fittings do not represent the current state of the property. Not to scale and is meant as a guide only.

