



Semi Detached Family Home

Conservatory

Attractive Rear Garden

Three Bedrooms

Single Garage

Large Shed with Power



Ferryview
Peterborough, PE2 6XL

£220,000

Presented in excellent condition throughout is this three bedroom semi detached home in the popular location of Orton Wistow.

Situated close to Lynchwood Business Park and set just off Oundle Road, this home is perfect for a small or growing family.

Upon entrance, this home is light, airy and very welcoming. To the left of the property is the lounge diner which is laid with laminate flooring and leads through to the conservatory. The lounge is tastefully decorated with French doors leading into the conservatory.

The conservatory looks onto the attractive rear garden, which is enclosed and mainly laid to lawn, it also benefits from underfloor heating.

The kitchen has a range of units at both base and eye level and offers views into the rear garden.

Upstairs there are three bedrooms, two of which are double rooms and all are laid with carpet. The family bathroom comprises of a three piece contemporary suite with a shower over the bath.

To the front of the property is parking for three vehicles on the driveway and the single, integrated garage.

This property will make an excellent home for someone and needs to be viewed to be fully appreciated.

Measurements -

Lounge/Diner - 6.2m x 3.6m (20'6" x 11'8")

Kitchen - 2.8m x 2.8m (9'4" x 9'4")

Conservatory - 2.9m x 2.7m (9'4" x 9'0")

Bedroom One - 3.6m x 2.7m (11'8" x 8'11")

Bedroom Two - 2.6m x 2.4m (8'7" x 7'10")

Bedroom Three - 2.9m x 2.3m (9'6" x 7'7")

Vendor Position - Buying On

Heating - Gas Central Heating

Parking - Garage and Driveway

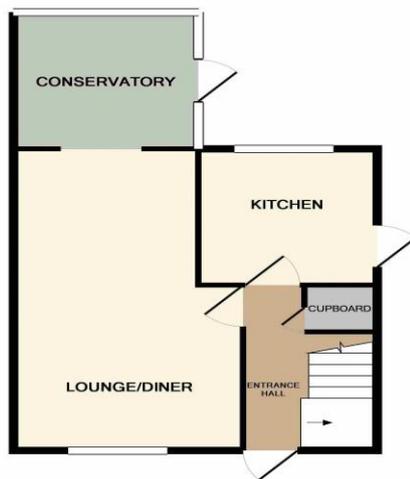
Council Tax - Band B

EPC Rating - D

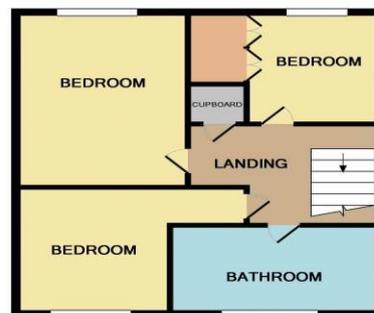
Tenure - Freehold

Windows - UPVC Double Glazed

Garden Direction - South Facing



GROUND FLOOR
APPROX. FLOOR
AREA 487 SQ.FT.
(43.4 SQ.M.)

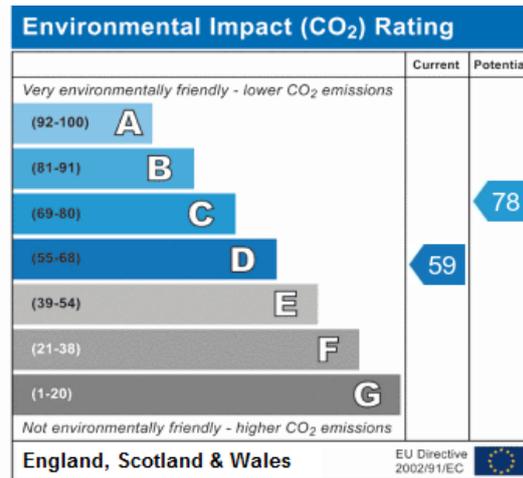
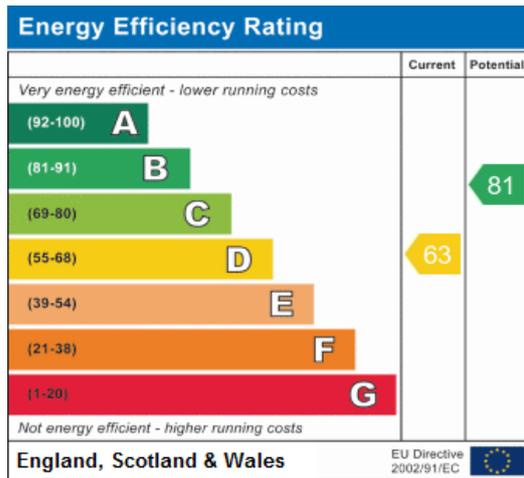


1ST FLOOR
APPROX. FLOOR
AREA 380 SQ.FT.
(35.3 SQ.M.)

TOTAL APPROX. FLOOR AREA 847 SQ.FT. (78.7 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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