



Hallcroft Road, Whittlesey Peterborough
£375,000 Freehold

**Sharman
Quinney**

Key Features



- Approximate plot of 0.21 acre
- Impressive outbuilding to the rear
- 19' Lounge and conservatory
- Separate dining room and downstairs cloakroom
- Off road parking for several vehicles
- Double garage and workshop area
- Walking distance into town
- Benefitting from no onward chain

Entrance Hall;

Downstairs cloakroom

Lounge 5.87m x 3.94m (19'3" x 12'11") maximum into recess

Dining room 4.09m x 3.98m (13'5" x 13'1")

Conservatory 3.67m x 2.37m (12' x 7'9")

Kitchen 4m x 3.98m (13'1" x 13'1") minimum excluding recess

First floor landing

Bedroom one 4.09m 3.94m (13'5" x 12'11") minimum excluding recess



Bedroom two 4.05m x 3.94m (13'3" x 12'11")
maximum into recess

Bedroom three 3.98m x 2.72m (13'1" x 8'11")

Bedroom four 3.07m x 2.89m (10'1" x 9'6")

Family bathroom

Outside: Hedging to the front with ornamental trees. Long driveway to the side, leading to the rear. Rear garden mainly laid to lawn with shrub borders. Large gravelled area providing off road parking for several vehicles, leading to the outbuilding.

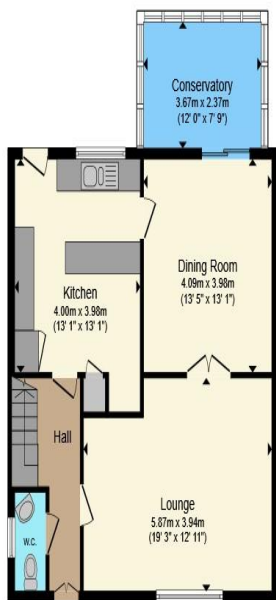
Additional garden area to the rear. Mainly laid to lawn with fruit trees.

Detached outbuilding: Entrance hall

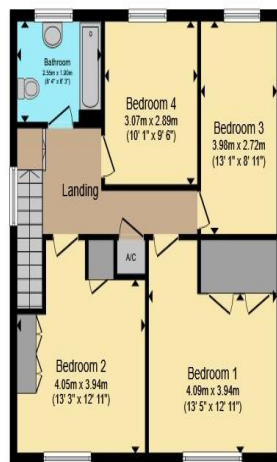
Workshop/garage 6.94m x 5.95m (22'9" x 19'6")

Garage 5.95m x 3.39m (19'6" x 11'1")

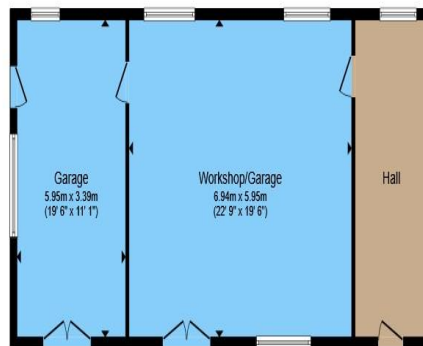




Ground Floor



First Floor



Outbuilding

Total floor area 216.1 m² (2,326 sq.ft.) approx

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**Sharman
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 46a Market Street, Whittlesey, PETERBOROUGH,
Cambridgeshire, PE7 1BD

 whittlesey@sharmanquinney.co.uk

 www.sharmanquinney.co.uk



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