



Broadway, Peterborough
Offers in Excess of £475,000 Freehold

**Sharman
Quinney**

Key Features



- Four well-sized bedrooms
- Two reception rooms
- Two bathrooms
- Semi-detached property
- Private driveway with off-road parking

Living Room

5.00m x 4.27m (16' 5" x 14' 0")
Box bay window to front, radiator,

Dining/Family Room

4.42m x 3.81m (14' 6" x 12' 6")
Double glazed window to rear, radiator,

Study/Family Room

3.56m x 2.44m (11' 8" x 8' 0")
Window and door to side giving access to the side garden and driveway, radiator.

Kitchen Breakfast Room

6.17m x 4.27m (20' 3" x 14' 0")
Fitted with a range of base and wall units with roll top work surfaces over, stainless steel sink bowl drainer with mixer tap, built in dishwasher and half



height double oven, additional island unit with cupboard and drawer units under and inset four ring ceramic hob, window to side.

Utility Room

2.34m x 1.75m (7' 8" x 5' 9")

Space and plumbing for washing machine, space for tumble dryer, cupboard units, worktops, fitted shelving, extractor fan, window and door giving access to garden.

Cloak Room

Low level WC, wall mounted wash hand basin, radiator.

Conservatory

3.81m x 3.02m (12' 6" x 9' 11")

Windows and French doors giving access to the garden, two velux roof lights, radiator.

First Floor Landing

Bedroom 1

4.45m x 3.84m (14' 7" x 12' 7")

Window to rear, radiator.

En Suite

2.59m x 1.73m (8' 6" x 5' 8")

Fitted with a three piece suite comprising of a bath with electric shower, low level WC, pedestal wash hand basin, double glazed window to side.



Bedroom 2

4.09m x 3.84m (13' 5" x 12' 7")

Window to front, radiator.

Bedroom 3

3.61m x 3.35m (11' 10" x 11' 0")

Window to rear , radiator.

Bathroom

3.28m x 2.62m (10' 9" x 8' 7")

Fitted with a four piece suite comprising of a corner shower cubicle, glass screens and mixer shower, panelled bath and pedestal wash basin, window to side, heated towel rail, boiler.

Second Floor Landing

Bedroom 4

3.68m x 3.58m (12' 1" x 11' 9")

Two velux windows to rear, built in wardrobe and eaves storage cupboards.

To view this property call Sharman Quinney on:
01733 897896

Selling your property?

Contact us to arrange a **FREE** home valuation.

 01733 897896

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