



Sharnbrook Avenue, Hampton Vale Peterborough
£225,000 Freehold

**Sharman
Quinney**

Key Features



- Terraced House
- 2 Bedrooms
- Conservatory
- Driveway & Garage
- Close to Local Amenities & Schools

Located in a desirable setting with convenient access to local amenities, schools and transport links, this delightful home is a fantastic opportunity for first time buyers.

This well presented, two-bedroom extended home offers the perfect blend of comfort, style, and practicality, thoughtfully designed throughout with bright, well-proportioned living spaces. This property has also been recently furnished throughout by the present owners, including an integrated kitchen with all appliances.



There is a beautiful extensive garden which is one of the properties stand out features. An exceptional large outdoor space with endless opportunities, further enhancing this appeal is the attached garage, providing one parking space and additional storage.

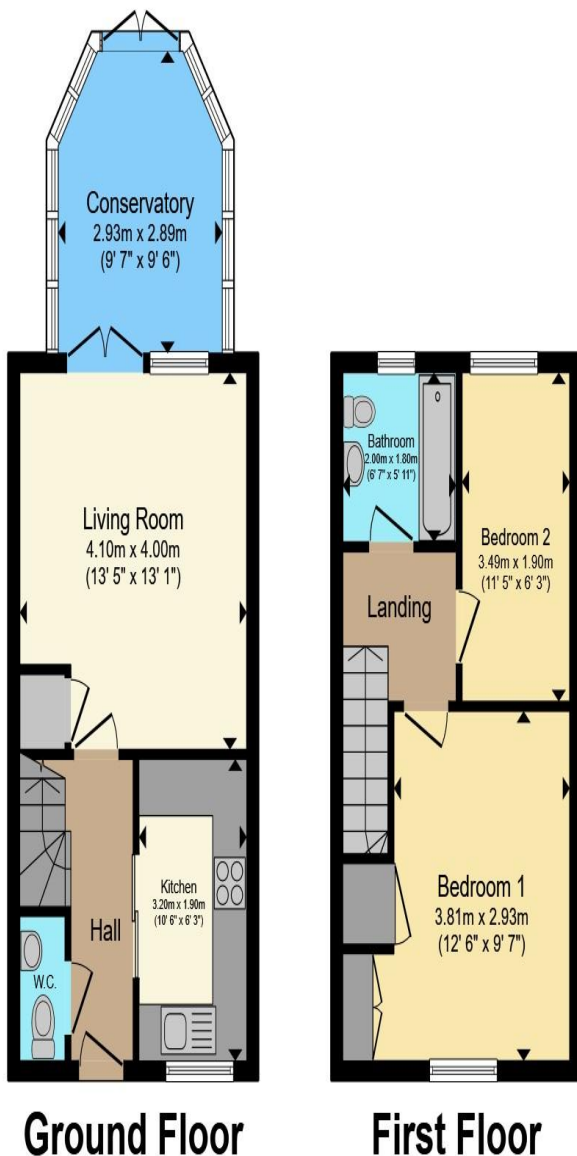
The accommodation comprises of:

Entrance Hall;
Downstairs Cloakroom
Lounge
Conservatory
Kitchen

First Floor Landing;
Bedroom 1
Bedroom 2
Bathroom

Outside;
The rear garden is lawned with a timber decking seating area providing ample space for the family to enjoy their outdoor activities together, shared drive to the side provides access to the main drive and single garage en bloc at the rear.





Total floor area 67.5 m² (727 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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Agents Note: Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

To view this property call Sharman Quinney on:
01733 346111

Selling your property?

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

 01733 346111

 50 Hargate Way, Hampton Hargate,
Peterborough, Cambridgeshire, PE7 8DS

 hampton@sharmanquinney.co.uk

 www.sharmanquinney.co.uk



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Sharman Quinney Holdings Limited is registered in England and Wales under company number 4174227, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

1: These particulars do not constitute part or all of an offer or contract. 2: The measurements indicated are supplied for guidance only and as such must be considered incorrect. 3: Potential buyers are advised to recheck the measurements before committing to any expense. 4: Sharman Quinney has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working condition of any appliances. 5: Sharman Quinney has not sought to verify the legal title of the property and buyers must obtain verification from their legal representative. 6: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask your co-operation in order that there will be no delay in agreeing the sale. Ref: HAM203977 - 0009

