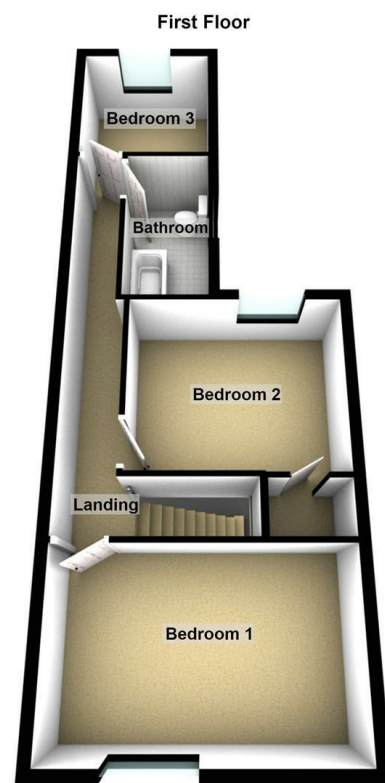
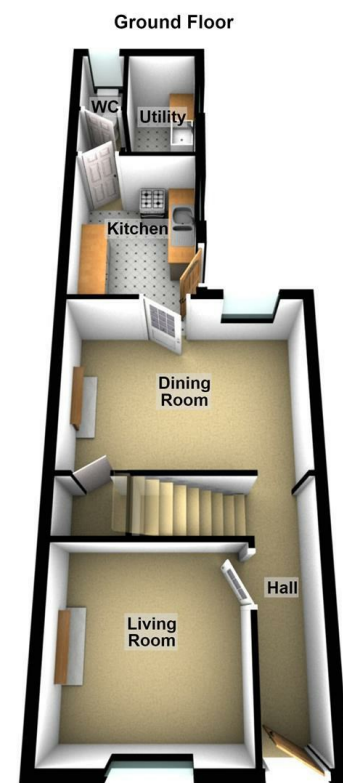




ENTRANCE HALL

LIVING ROOM

DINING ROOM

KITCHEN

UTILITY ROOM

CLOAKROOM

FIRST FLOOR LANDING

BEDROOM 1

BEDROOM 2

BEDROOM 3

BATHROOM



Woodcock Holmes
20a Tesla Court, Innovation Way,
Peterborough PE2 6FL

01733 303111
info@woodcockholmes.co.uk



These particulars do not constitute part or all of an offer of contract. The measurements are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to re-check measurements before committing to any expense. Woodcock Holmes have not tested any apparatus, equipment, services, fixtures or fittings and it is in the buyer's interest to check the working condition of appliances. Floorplans are for illustration purposes only and are not to scale. Woodcock Holmes has sought not to verify the logal title of the property. Buyers not obtain such verification from their solicitors.

5 Jubilee Street
Peterborough, PE2 9PH
£190,000



5 Jubilee Street

Peterborough

PE2 9PH

A spacious and characterful three-bedroom semi-detached home offered with no forward chain, featuring two reception rooms, a utility room, an enclosed rear garden, and a convenient location close to local amenities, Peterborough City Centre and Ferry Meadows Country Park.

• AVAILABLE WITH NO FORWARD CHAIN

• TWO RECEPTION ROOMS

• THREE BEDROOMS

• RECENTLY DECORATED THROUGHOUT

• DOWNSTAIRS CLOAKROOM AND SEPARATE UTILITY ROOM

• PRIVATE GARDEN NOT OVERLOOKED

• GOOD SIZE ROOMS THROUGHOUT

• IDEAL FOR FAMILIES AND FIRST TIME BUYERS

• CLOSE TO PETERBOROUGH CITY CENTRE AND AMENITIES

• UPVC DOUBLE GLAZED AND GAS CENTRAL HEATING

Viewings: By appointment

£190,000

ENTRANCE HALL
Timber door to front, stairs to first floor, access to:

LIVING ROOM
10'2" x 10'2"
UPVC double glazed window to front, radiator.

DINING ROOM
10'1" x 13'6"
UPVC double glazed window to rear, laminate flooring, radiator, understairs storage cupboard, door to kitchen:

KITCHEN
9'9" x 7'6"
UPVC double glazed window and single door to side. Fitted kitchen with a matching range of base and eye level units, fitted worktops, splashback tiles, space for appliances, fitted sink drainer,

UTILITY ROOM
7'10" x 4'7"
UPVC double glazed window to side, fitted sink, wall mounted gas central heating boiler, space for appliances.

CLOAKROOM
Fitted WC.

FIRST FLOOR LANDING
Access to:

BEDROOM 1
10'6" x 15'4"
UPVC double glazed window to front, radiator.

BEDROOM 2
10'7" x 11'7"
UPVC double glazed window to rear, radiator, fitted storage cupboard/wardrobe.

BEDROOM 3
7'10" x 7'7"
UPVC double glazed window to rear, radiator.

BATHROOM
9'4" x 4'8"
Obscure uPVC double glazed window to side, fitted three piece suite with bath, WC, wash hand basin, radiator.

OUTSIDE
Outside, the enclosed rear garden offers a secure and private outdoor space, with gated rear access via a shared alleyway. The garden features a paved seating area, two generously sized timber storage sheds and a lawned section to the rear complete with a mature fruit tree. On street parking to the front.

COUNCIL TAX/TENURE/EPC
Tenure, council tax band, and EPC rating details are provided by the vendor or relevant authority and should be verified by prospective buyers.

MARKETING INFORMATION
Every effort has been made to ensure that these details are accurate and not misleading please note that they are for guidance only and give a general outline and do not constitute any part of an offer or contract. Measurements, distances, and areas are approximate and should not be relied upon without verification. Interested parties should satisfy themselves of all details. None of the appliances, services or equipment described or shown have been tested.

SERVICES
Services, systems, and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		74
(55-68) D		
(39-54) E	53	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC
Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		EU Directive 2002/91/EC