



Crossway Hand, Whittlesey PETERBOROUGH  
guide price £160,000 **Freehold**

**Sharman  
Quinney**

# Key Features



- Non-estate location
- Two reception rooms
- Two double bedrooms
- Upstairs bathroom
- UPVc double glazing

Lounge 3.30m x 3.30m (10'10" x 10'10")  
maximum into recess

Dining room 3.61m x 3.35m (11'10" x 11')  
maximum into recess

Kitchen 3.63m x 1.91m (11'11" x 6'3")

First floor landing

Bedroom one 3.33m x 3.35m (10'11" x 11')  
maximum into recess

Bedroom two 2.36m x 3.63m (7'9" x 11'11")

Bathroom





Total floor area 65.0 m<sup>2</sup> (700 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.ie](http://www.propertybox.ie)

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Outside: Good size rear garden. Laid to paving stones initially then opening up to a large lawn area.

#### 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 205000**

# Selling your property?

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

 01733 205000

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