



ENTRANCE HALL

KITCHEN DINER

LIVING ROOM

BEDROOM 1

BEDROOM 2

BATHROOM



**Woodcock Holmes**

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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 legal title of the property. Buyers not obtain such verification from their solicitors.

**52 Keys Park**  
Parnwell, Peterborough, PE1 4SN  
£65,000



**52 Keys Park  
Parnwell, Peterborough  
PE1 4SN**

Don't miss out on this detached park home sitting on a corner plot with driveway to side, available with No Forward Chain in the popular Keys Park over 50's development, with easy access to Peterborough, local travel links and public transport.

- OVER 50's PARK HOME DEVELOPMENT
- TWO BEDROOMS
- DRIVEWAY PARKING
- SURROUNDING GARDEN SPACE
- GAS CENTRAL HEATING
- UPVC DOUBLE GLAZING
- NO FORWARD CHAIN
- CALL OUR OFFICE ON 01733 303111 TO VIEW

Viewings: By appointment  
£65,000

**ENTRANCE PORCH**

UPVC double-glazed door to front, carpet, storage cupboard.

**KITCHEN DINER**

11'10" x 13'5" max  
UPVC double glazed window to front, uPVC double-glazed double doors to rear. Fitted kitchen with fitted stainless steel sink drainer, electric oven, space for fridge, space for freezer, worktop space, vinyl flooring, airing cupboard with hot water cylinder.

**LIVING ROOM**

11'10" x 13'5"  
UPVC double glazed window to front and side, radiator, TV point.

**BEDROOM 1**

11'10" into wardrobe x 8'6"  
UPVC double glazed window to front, radiator, built in wardrobe space with sliding doors, fitted storage over bed space.

**BEDROOM 2**

9" x 5"  
UPVC double glazed window to rear, wardrobe space.

**BATHROOM**

5'6" x 6'5"  
Obscure uPVC double glazed window to rear, three piece suite with corner bath, low level WC and wash hand basin.

**OUTSIDE**

Driveway to the side of the property with parking for one vehicle. Outbuilding. Surrounding garden laid with lawn and shrub/flower beds.

**SURROUNDING AREA**

Parnwell is residential area close to local amenities including a superstore, public houses, doctor's surgeries, local shops, schooling and churches. Easy access to A1M, A47, A15 and City Centre. There is a regular bus route to the City Centre. Peterborough is a Cathedral City with good rail and road network links

**SERVICES**

Water, gas, electricity and drainage are all connected. None of these services or appliances have been tested by the agents.

**FIXTURES & FITTINGS**

Every effort has been made to omit any fixtures belonging to the Vendor in the description of the property and the property is sold subject to the Vendor's right to the removal of, or payment for, as the case may be, any such fittings etc whether mentioned in these particulars or not.

**SITE FEE**

Site fee - £152.13 per month.