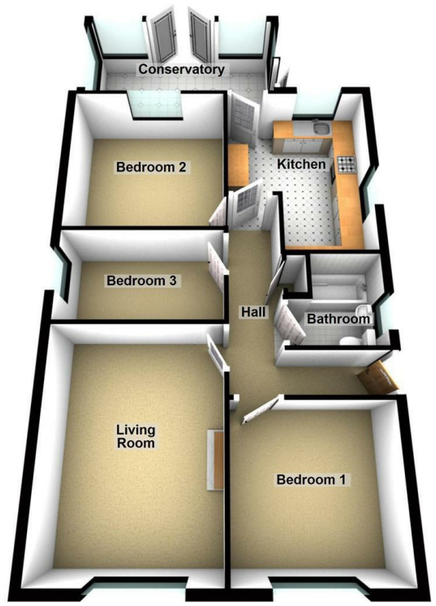
Floor Plan



ENTRANCE HALL

LIVING ROOM

BEDROOM 1

BEDROOM 2

BEDROOM 3

BATHROOM

KITCHEN

CONSERVATORY

GARAGE

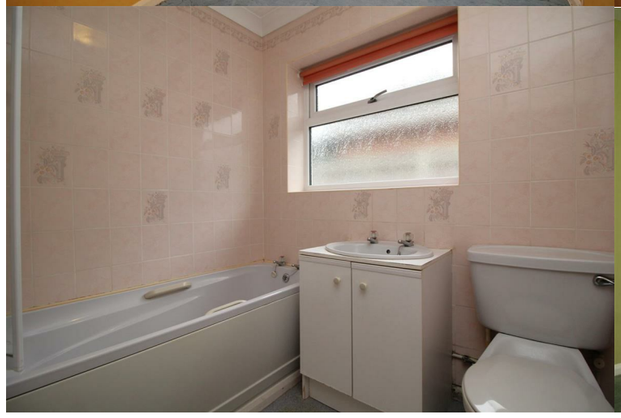
Woodcock Holmes
20a Tesla Court, Innovation Way, Peterborough PE2 6FL

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.

Oakdale Avenue

Stanground, Peterborough, PE2 8TQ
£260,000



Oakdale Avenue Stanground, Peterborough PE2 8TQ

A well-presented detached bungalow in the sought-after area of Stanground, offering spacious single-level living with off-road parking, garage, conservatory

- NO FORWARD CHAIN
- DETACHED BUNGALOW
- DRIVEWAY AND GARAGE
- PRIVATE GARDEN NOT OVERLOOKED
- THREE BEDROOMS
- CONSERVATORY OVERLOOKING THE REAR GARDEN
- UPVC DOUBLE GLAZED AND GAS CENTRAL HEATING
- POPULAR LOCATION

Viewings: By appointment
£260,000

ENTRANCE HALLWAY
UPVC door to side, fitted carpet, radiator, airing cupboard.

LIVING ROOM
15'6" x 11'6"
UPVC double glazed window to front, fitted carpet, radiator, fireplace.

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

BEDROOM 2
11'6" x 11'6"
UPVC double glazed window to rear, fitted carpet, radiator, set of fitted wardrobes.

BEDROOM 3
6'7" x 11'6"
UPVC double glazed window to side, fitted carpet, radiator.

BATHROOM
7'1" x 5"
Obscure uPVC double glazed window to side, three piece suite with bath, WC and wash hand basin.

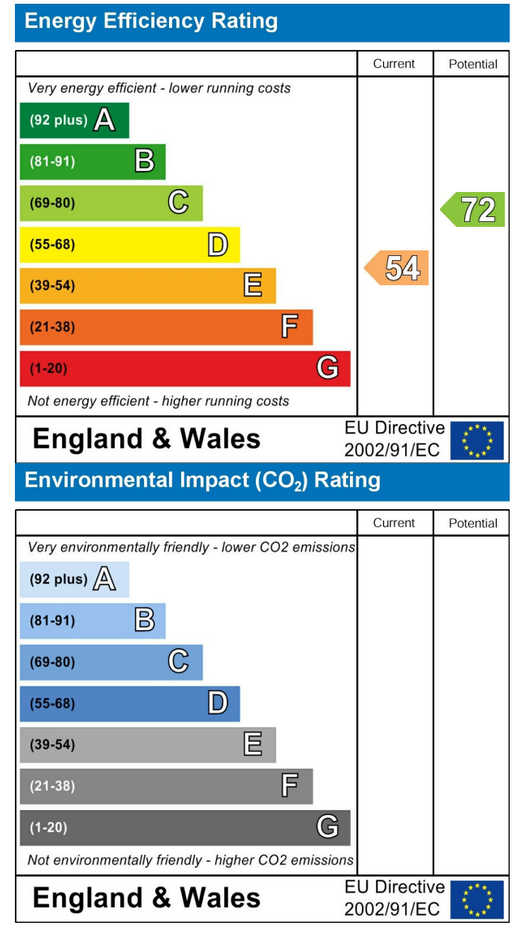
KITCHEN
13'4" max x 10'6" max
UPVC double glazed window to rear and side, single door to conservatory, fitted kitchen with a matching range of base and eye level units, fitted worktops, fitted sink drainer, fitted oven and hob, splashback tiles, space for appliances.

CONSERVATORY
7" x 14'8"
Brick base built, uPVC construction with windows to both sides and rear, French doors to rear, single door to side, electric heater.

OUTSIDE
Enclosed front garden area, easy maintenance, driveway to front and side leading to a single garage. The garage features a door to side side as well a up and over door to front. The rear garden is fully enclosed and private, enjoying a low-maintenance layout mainly laid to patio with a raised area to the rear and a variety of flower and shrub beds.

TENURE
Freehold.

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. All descriptions, dimensions, warranties, reference to condition or presentation or indeed permissions for usage and occupation should be checked and verified by yourself or any appointed third party, advisor or conveyancer.
None of the appliances, services or equipment described or shown have been tested.

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

INVESTMENT INFORMATION
If you are considering this property BUY TO LET purposes, please call our Property Management team on 01733 303111. They will provide free expert advice on all aspects of the lettings market including potential rental yields for this property.