

woodcockholmes.co.uk



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.

27 Walgrave
Peterborough, PE2 5NR
£950 Per Month



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Viewings: By appointment
£950 Per Month

- Entrance Hall

Door to front, window to front and side, cupboard and radiator.
- Kitchen

7'6 x 8'1
Fitted with range of base and eye level units with work surfaces over, sink unit with mixer tap, integrated oven, four ring gas hob, integrated fridge/freezer, plumbing for a washing machine, Window to front.
- Lounge

17'5" x 14'0"
Door to rear, window to rear, radiator and stairs to first floor.
- First Floor Landing

Loft access and airing cupboard.
- Bedroom 1

11'1" x 14'0"
Window to rear, cupboard and radiator.
- Bedroom 2

7'4" x 11'5"
Window to front and radiator.

- Bathroom

5'4" x 6'0"
Fitted with a three piece suite comprising low level W/C, wash hand basin, shower cubicle, window to front.
- Outside

One allocated parking space. Fully enclosed rear garden

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(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 