



7 Shire Grove

PE1 5LN

Offers in excess of £280,000



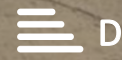
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7 Shire Grove

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Located on the popular & quiet Shire Grove. We are pleased to offer this ideal three bedroom semi-detached family home in Peterborough. Situated close to schools, local amenities & having good links into the city, this is a fantastic opportunity to make an ideal home either as a first time buyer or growing family.

Upon entering the property you'll be greeted by a good sized light filled entrance hall with staircase leading to the first floor. Following on you'll be drawn directly into a generous sized fitted kitchen with window over looking the garden & access door into the garage. Off the entrance hall you'll find a light & airy dining room with French doors opening onto the patio garden space. From the dining room you access a well presented modern lounge with a large featured front facing bay window. The ground floor also benefits with a downstairs cloakroom situated under the stairs.

Upstairs, all of the landing you'll find the three bedrooms, two of which are generous sized doubles offering plenty of space for storage & a third single, with built in storage cupboard and benefitting from a window looking to the front of the property. Finishing upstairs you have a well presented, modern re-fitted family bathroom featuring a bath & shower.

To the front of the property you have a well designed, decorative paved driveway leading to the garage, giving ample space for parking & finished with a low maintenance stoned front garden. To the rear of the home you have a good sized enclosed sectioned garden with a paved patio area for all your entertaining needs.

Tenure: Freehold
Council Tax Band: C





Entrance Hall:

WC:

Lounge:
12'4" (max) x 14'4" (3.77m (max) x 4.39m)

Dining Room:
10'10" x 11'10" (3.31m x 3.62m)

Kitchen:
7'3" x 17'5" (2.23m x 5.33m)



Garage:

Landing:

Bedroom One:
10'11" x 11'11" (3.34m x 3.64m)

Bedroom Two:
10'10" x 11'10" (3.32m x 3.63m)

Bedroom Three:
7'6" (max) x 7'10" (max) (2.29m (max) x 2.41m (max))

Bathroom:



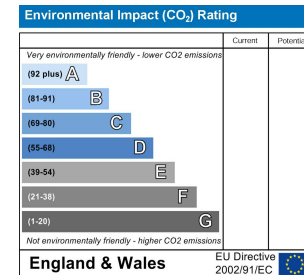
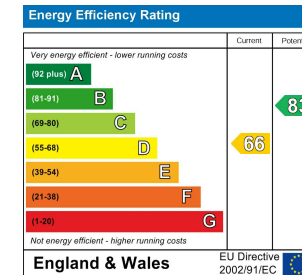
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Peterborough Office on 01733 834727 if you wish to arrange a viewing appointment for this property or require further information.

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