



22 Coppen Road
Hampton Vale PE7 8JR
Offers in the region of £360,000

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Set in a popular location within Hampton Vale & ideally close to local amenities and schools nearby is this well presented, semi detached town house.

This property comprises of;

Ground Floor- light & airy entrance hall with stairs leading to the first floor and a downstairs cloakroom. From the hallway, doors lead to a modern fitted kitchen/dining room with double doors to the garden, utility room with door to the garden, lastly, further door from the hall. provides access into a good size office/snug space with double doors to the front aspect.

Venturing up to the first floor, there are, two decent size bedrooms, shower room comprising of a three piece suite, and a family lounge with two sets of double doors leading to the balcony.

Second Floor & landing, leads to the main bedroom with dressing area and an en suite shower room, with a further bedroom off the landing and a three piece family bathroom.

Outside- Graveled front garden with shared driveway to the side leads to a single garage, with further gated access into the rear garden. To the rear of the property, an enclosed rear garden which is mainly laid.

Tenure: Freehold
Council Tax Band: D





Entrance Hall:

Downstairs Cloakroom:

Study/Snug:
9'3" x 12'11" (2.84m x 3.95m)

Kitchen/Diner:
11'11" x 16'10" (3.65m x 5.14m)

Utility Room:
8'5" x 6'7" (2.57m x 2.02m)



First Floor & Landing:

Lounge:
10'10" x 17'6" max (3.32m x 5.35m max)

Bedroom 3:
10'9" x 9'1" plus door recess (3.28m x 2.78m plus door recess)

Bedroom 4:
7'3" x 8'2" (2.21 x 2.51m)

Shower Room:

Second Floor & Landing:

Bedroom 1:
11'8" x 9'3" plus door recess (3.57m x 2.84m plus door recess)

Dressing Area:

En-suite:

Bedroom 2:
8'3" x 10'9" (2.52m x 3.28m)

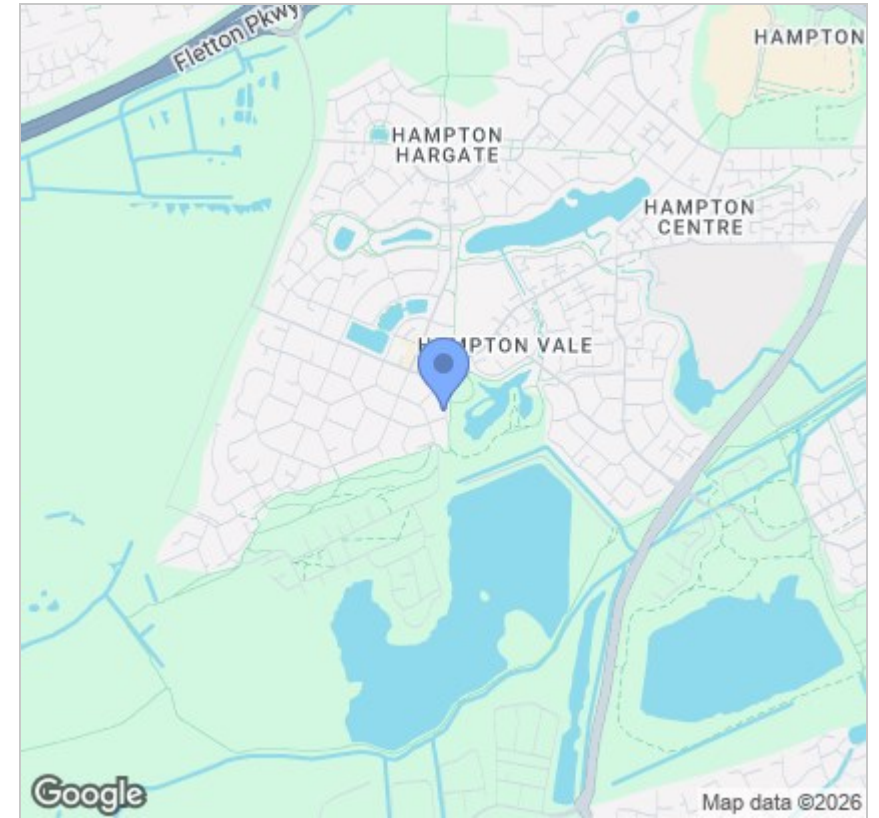
Family Bathroom:



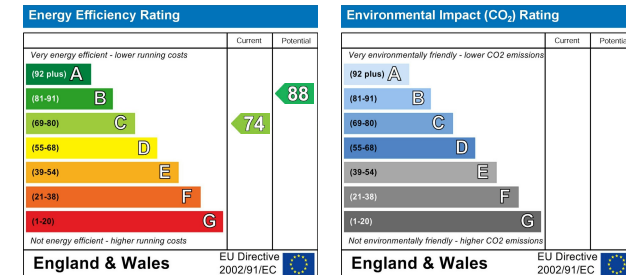
Floor Plan



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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