



FITZJOHN
SALES & LETTINGS

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23 Kilbride Way Peterborough PE2 6SX

£275,000



*** NO CHAIN *** Modern well presented detached family home located on a sought after development in Orton Northgate. Accommodation offers three bedrooms, en suite to master bedroom, cloakroom, living room, kitchen diner and family bathroom. There are solar panels on the roof, outside is an enclosed garden to rear with patio paving and a driveway providing off road parking for two vehicles and a garage. *** IDEAL FIRST TIME BUY ***



Hall 2.64m (8'8") max x 1.84m (6')

Wooden laminate flooring, two doors.

WC 1.83m (6') x 0.86m (2'10")

Fitted with two piece suite comprising, wash hand basin and low-level WC, tiled splashbacks.

Living Room 5.12m (15'8") x 3.90m (12'8")

Window to rear, radiator, fitted carpet, TV point, double door, door to:

Cupboard 1.38m (4'6") x 0.99m (3'3")

Kitchen/Diner 5.03m (16'6") x 2.79m (9'2")

Fitted with a range of base and eye level units with worktop space over, 1+1/2 bowl stainless steel sink unit with single drainer and mixer tap, plumbing for automatic washing machine, space for fridge/freezer, built-in fan assisted oven, built-in four ring gas hob with extractor hood over, window to front, radiator, tiled flooring, stairs, double door, door to:

First Floor

Landing 3.08m (10'1") x 1.95m (6'5") plus 0.51m (1'8") x 0.51m (1'8")

Mainly laid to lawn with fitted carpet, door to:

Cupboard 0.87m (2'10") x 0.85m (2'10") plus 0.51m (1'8") x 0.51m (1'8")

Bedroom 1 4.11m (13'6") x 3.26m (10'8") plus 0.51m (1'8") x 0.51m (1'8")

Window to rear, radiator.

En-suite Shower Room 1.99m (6'6") x 1.37m (4'6") max plus 0.51m (1'8") x 0.51m (1'8")

Fitted with three piece suite with comprising, shower cubicle and low-level WC tiled surround, window to rear, door to:

Bedroom 2 3.05m (10') x 2.94m (9'8") plus 0.51m (1'8") x 0.51m (1'8")

Window to rear, radiator, fitted carpet, door to:

Bedroom 3 2.90m (9'6") x 2.34m (7'8") plus 0.51m (1'8") x 0.51m (1'8")

Window to front, radiator, fitted carpet.

Bathroom 2.08m (6'10") x 1.95m (6'5") plus 0.51m (1'8") x 0.51m (1'8")

Fitted with three piece suite with comprising, panelled bath, pedestal wash hand basin and low-level WC, tiled surround, heated towel rail, window to front, door to:

Outside:

Mainly laid to artificial lawn.

*** If you are considering letting this property for a BUY TO LET please call Fitzjohn Property Rentals on . We can provide you free advice on all aspects of the lettings market including potential rental yields for this property ***

Area Map



Floor Plans



Energy Efficiency Graph

