

Smart Move

Hallaton Road
Peterborough
Cambridgeshire
PE1

£800 Monthly *



- End Terrace Family Home
- Three Bedrooms
- Off Road Parking
- Kitchen
- Close to Amenities
- AVAILABLE 28th July

Ref: PRA11919

Viewing Instructions: Strictly By Appointment Only

General Description

New Listing for Smartmove is this End Terraced family home. This property is situated within close proximity to local shops and amenities. Accommodation briefly comprises: living room, kitchen and cloakroom to the ground floor. To the first floor, three bedrooms and a Family Bathroom. Off road parking to the front of the property. Call Smart Move for a viewing on 01733 313373.

Accommodation

Entrance Hallway

Porched entrance hallway, radiator, boxed in fusebox, stairs leading to 1st floor and landing, understairs cupboard.



Lounge (15' 10" x 12' 09") or (4.83m x 3.89m)

UPVC Double Glazed Window to front and side, Laminate flooring, Radiator, TV Socket.



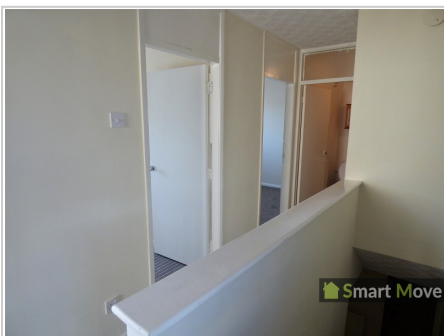
Kitchen (9' 04" x 9' 04") or (2.84m x 2.84m)

Fitted with a matching base and eye level units with worktops space over, stainless steel sink unit with single drainer and mixer tap, Plumbing for washing machine, built-in electric oven, four ring electric hob with extractor hood over, UPVC double glazed window to side, Tiled flooring.



Cloak Room (2' 01" x 6' 0") or (0.64m x 1.83m)

Wash hand basin, WC, Radiator, Vinyl Flooring, Part Tiled Walls.



First Floor Landing

Fitted carpet, Single glazed window to side.



Bedroom 1 (15' 11" x 8' 10") or (4.85m x 2.69m)

UPVC Double Glazed Window, Fitted Carpet.



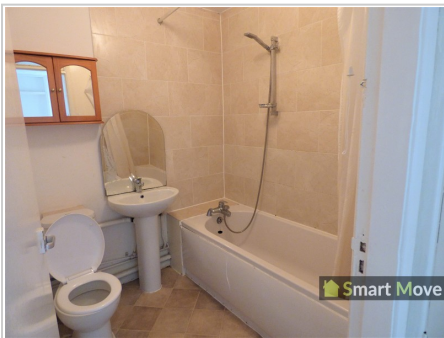
Bedroom 2 (11' 07" x 9' 03") or (3.53m x 2.82m)

UPVC Double Glazed Window, Radiator, Fitted Carpet.



Bedroom 3 (9' 04" x 8' 05"Max Max) or (2.84m x 2.57m Max)

UPVC Double Glazed Window, Radiator, Fitted Carpet.



Bathroom (6' 03" x 6' 03") or (1.91m x 1.91m)

Fitted with three piece suite comprising deep panelled bath, with shower over, wash hand basin, and low-level WC, Radiator, vinyl flooring.

Front Of Property

Hard standing area for off road parking, pathway leading to front of the property and gated access to side rear access.

Rear Garden

Rear courtyard with brick shed. Small courtyard.

Services

Mains electricity, mains water, mains gas, mains drainage

EPC Rating:68

Tenure

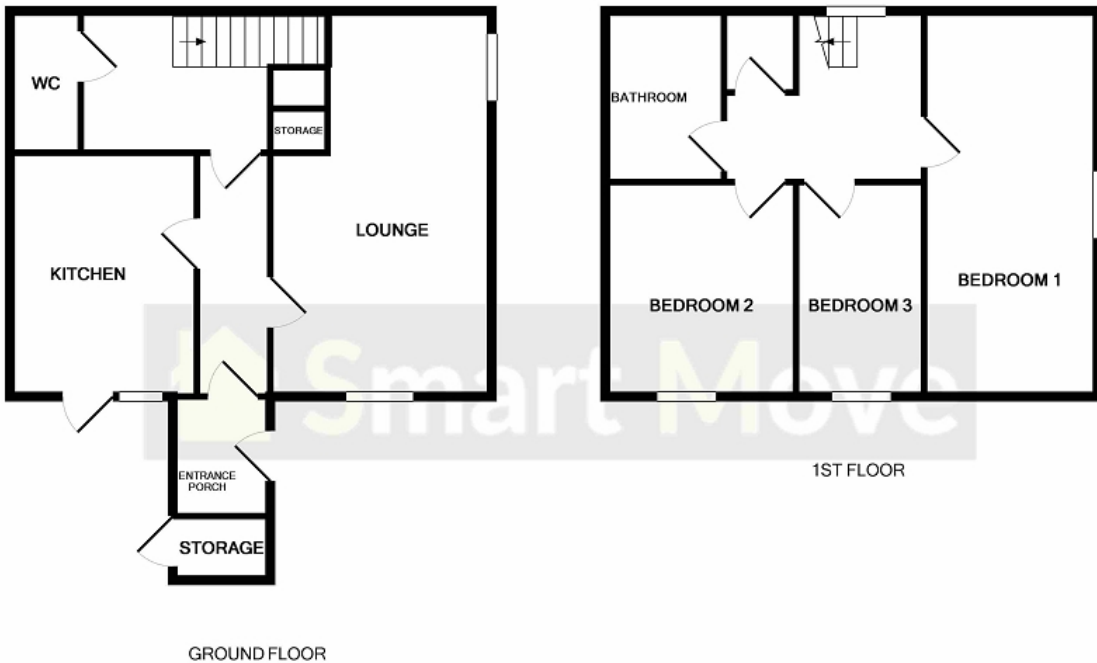
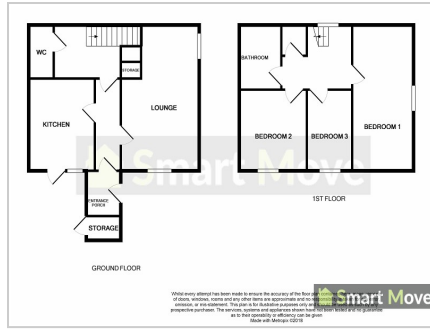
We are informed that the tenure is

Council Tax

Band A

Directions

Situated of Belvoir Way



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given
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All measurements are approximate. The deeds have not been inspected. Please note that we have not tested the services of any of the equipment or appliances in this property. Stamp duty is not payable up to £125,000. From £125,001 to £250,000 - 2% of Purchase Price. From £250,001 to £925,000 - 5% of Purchase Price. From £925,001 to £1,500,000 - 10% of Purchase Price. From £1,500,001 onwards - 12% of Purchase Price. N.B. Stamp Duty is paid by the purchaser and not the vendor. Proceeds Of Crime Act 2002: We are obliged to report any knowledge or suspicion of money laundering to NCIS (National Crime Intelligence Service) and should a report prove necessary we are precluded from conducting any further professional work without consent from NCIS. These particulars are issued in good faith by us from information supplied by the vendor, but the accuracy is not guaranteed, nor will we accept responsibility for any error therein, nor shall the particulars form part of any contract. These particulars are also issued on the understanding that any negotiations in respect of the purchase of this property shall be carried out through us. Your home is at risk if you do not keep up repayments on a mortgage or any other loan secured on it. An insurance contract may be required. Written quotation available upon request. Mortgages secured on property.

