



Station Road, Thorney Peterborough
£290,000 Freehold

**Sharman
Quinney**

Key Features



- 16' Living room and separate dining room
- Impressive 18' conservatory
- Downstairs shower room and upstairs bathroom
- Three double bedrooms
- Double aspect driveway and single garage
- Secluded rear garden
- Arther Mellows school catchment
- Popular historical village location

Entrance Hall

Living room 4.99m x 2.93m (16'4" x 9'7")
Dining room 3.44m x 2.34m (11'3" x 7'8")
currently used as a bedroom
Kitchen 2.95m x 2.33m (9'8" x 7'8")
Conservatory 5.55m x 2.58m (18'3" x 8'6")
Downstairs shower room
First floor landing
Bedroom one 3.85m x 3.33m (12'8" x 10'11")
maximum into recess

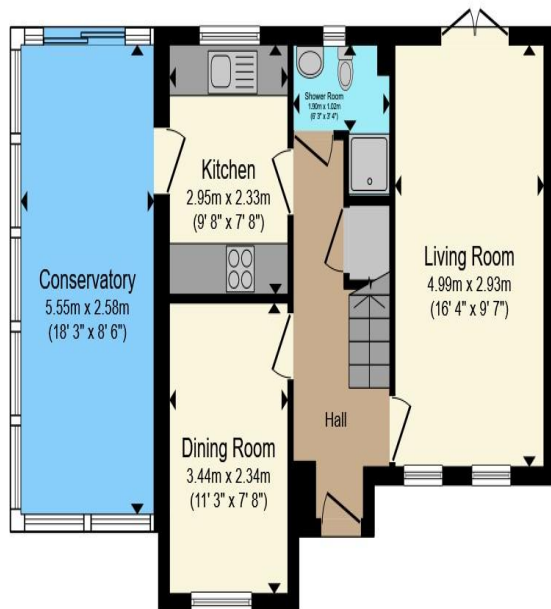


Bedroom two 3.24m x 3m (10'8" x 9'10")
minimum excluding recess
Bedroom three 2.56m x 2.45m (8'5" x 8')
Family bathroom

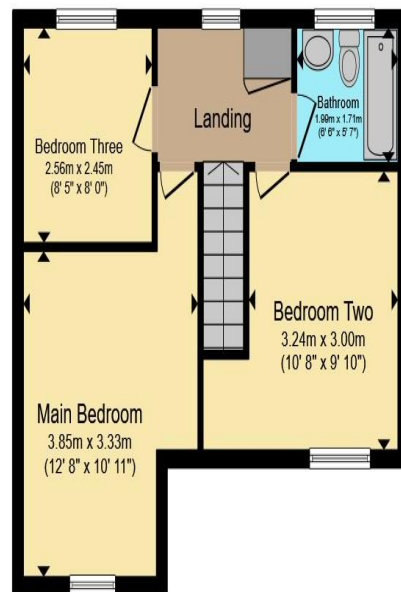
Outside: The front has a gravelled driveway providing off road parking leading to the single garage, hedging to the front and paved pathway leading to the entrance door. Gated access to the rear garden. Rear garden is mainly laid to lawn with paved patio and pathways with a variety of ornamental shrubs and trees.

Garage 5.58m x 2.85m (18'4" x 9'4") Up and over door to the front, window and courtesy door to the side, leading into the rear garden.

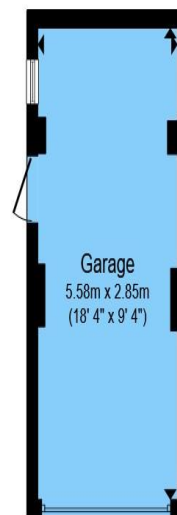




Ground Floor



First Floor



Garage

Total floor area 113.3 m² (1,220 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

**Sharman
Quinney**

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