

Allan Avenue, Peterborough

Offers in Excess of £300,000 **Freehold**

Sharman Quinney

Key Features

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- Popular location
- Close to shops, schools, bus stops
- Off road parking
- Well-presented throughout
- Large enclosed rear garden

Stanground is situated to the Southwest of Greater Peterborough and offers excellent local amenities including Primary and Secondary Schools, Doctors Surgery, a variety of local shops with easy access into Hampton, Yaxley and Peterborough City Centre. There is a good choice of local pubs as well as easy access to the A1 Great North Road and Peterborough Train Station which allows access into Central London in 50 mins. For the outdoor enthusiasts, Crown Lakes Country Park is also close by and offers walkers, joggers, cyclists and dog owners a chance to enjoy its 87 acres of trails, fields, woods and lakes.

Lounge - 3.97m x 4.6m (13' x 15'1")
Kitchen - 3.17m x 5.52m (10'4" x 18'1")
Bathroom - 1.73m x 4.21m (5'8" x 13'9")
Bedroom 1 - 3.63m x 3.64m (11'11" x 11'11")





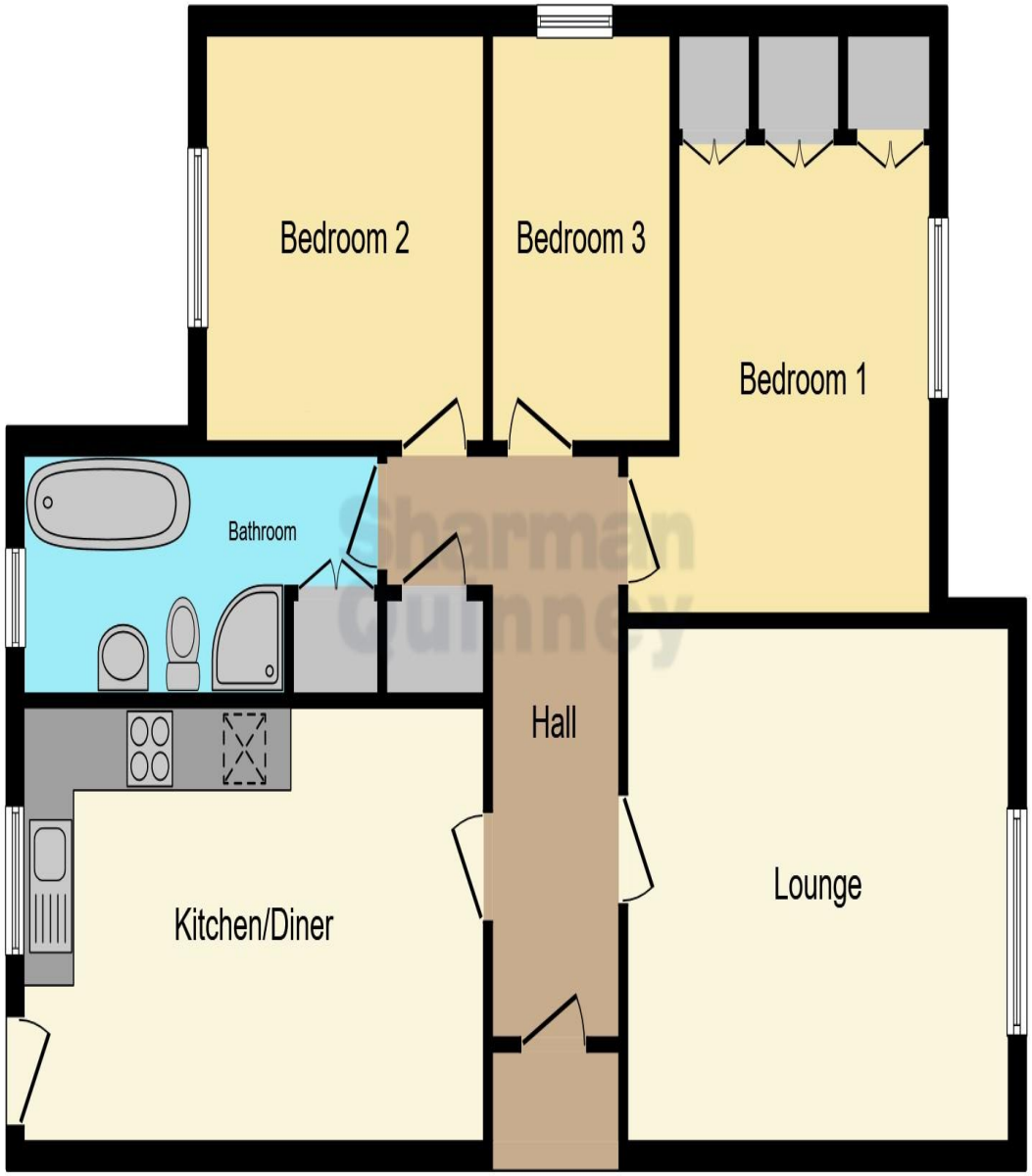


Bedroom 2 - 3.35m x 3m (11' x 9'10")
Bedroom 3 - 3.06m x 2.12m (10' x 6'11")

Agents Notes: Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.







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.focalagent.com

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The Property Ombudsman