



FITZJOHN
SALES & LETTINGS

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52 Shortfen Orton Malborne Peterborough PE2 5NP

Offers in the region of £150,000



Offered for sale is this end terraced family home located within close proximity of local amenities, schools and transport links. The property has NO FORWARD CHAIN and offers entrance hall, cloakroom, kitchen diner, lounge, sun room, three bedrooms, family bathroom, garden to rear and single garage in nearby block. This property is an ideal first time buy or investment opportunity.



Entrance Hall

Radiator, fitted carpet, power point(s) with ceiling light, carpeted stairs staircase first floor landing with under-stairs storage cupboard, door to Storage cupboard, fitted carpet, power points with ceiling light, door to:

Cloakroom

Window to front, refitted with two piece suite comprising, wash hand basin and close coupled WC, tiled splashbacks, fitted carpet with ceiling light.

Storage Cupboard

2.02m (6'7") x 1.30m (4'3")

Fitted carpet, power point(s) with ceiling light.

Kitchen/Dining Room 6.58m (21'7") x 3.23m (10'7") max

Fitted with a matching range of base and eye level units with worktop space over, stainless steel sink unit with mixer tap, plumbing for washing machine, space for fridge/freezer, gas and electric points for cooker, extractor hood, window to rear, window to front, radiator, fitted carpet, power point(s) with ceiling spotlights, tiled splashbacks, door to:

Lean to/ Sun Room

Aluminium and single glazed construction, two windows to side, window to rear, door to:

Lounge 3.89m (12'9") x 3.39m (11'1")

Window to rear, radiator, fitted carpet, telephone point, TV point, power point(s) with ceiling light with ceiling fan.

First Floor Landing

Window to front, Boiler cupboard, airing cupboard, fitted carpet, pendant lights.

Bedroom 1 4.62m (15'2") x 3.06m (10'1")

Window to rear, fitted carpet, telephone point, power point(s), artexed ceiling with ceiling light with ceiling fan.

Bedroom 2 4.68m (15'4") x 2.10m (6'10")

Window to rear, fitted carpet, TV point, power point(s), artexed ceiling with ceiling light.

Bedroom 3 3.77m (12'4") x 1.79m (5'10")

Window to rear, fitted carpet, TV point, power point(s), artexed ceiling with ceiling light.

Bathroom

Refitted with three piece suite comprising pedestal wash hand basin, shower enclosure and close coupled WC, tiled surround, window to front, radiator, fitted carpet, artexed ceiling with ceiling light.

OUTSIDE

Single garage in block. An established garden to the rear is laid to lawn and enclosed by panelled fencing with a variety of shrubs and borders. There is a paved seating area, timber constructed garden shed and side gated access to the front.

Area Map



Floor Plans



Energy Efficiency Graph

