



**Connells**

Cathedral View Wentworth Street  
Peterborough



### Property Description

Situated in a prime City Centre location, this stylish one-bedroom first-floor apartment offers contemporary living just a short walk from the train station, making it ideal for commuters and city dwellers alike. The property boasts a bright and spacious open-plan lounge/kitchen/diner, enhanced by two windows that flood the space with natural light and highlight the sleek laminate flooring.

The modern kitchen is fitted with integrated appliances, providing a clean and functional space for cooking and entertaining. The double bedroom offers a peaceful retreat with ample room for storage and furnishings. A well-appointed shower room completes the layout, featuring contemporary fixtures and a stylish finish.

With its unbeatable location, modern design, and practical layout, this apartment is perfect for first-time buyers, investors, or professionals seeking a low-maintenance home in the heart of the city.

### Shower Room

Shower cubicle, vinyl flooring, sensor light, shaver point, wash hand basin, WC, vinyl flooring, tiled walls, spotlights and extractor fan.

### Kitchen/Lounge/Diner

11' 9" x 18' 11" ( 3.58m x 5.77m )

Two windows to the rear, two radiators, laminate flooring and gas fireplace. Kitchen - Laminate flooring, electric oven, induction hob, display, hood, sink/drainer with mixer tap, integrated fridge/freezer, high and low level storage with worktops over and radiator.

### Entrance Hall

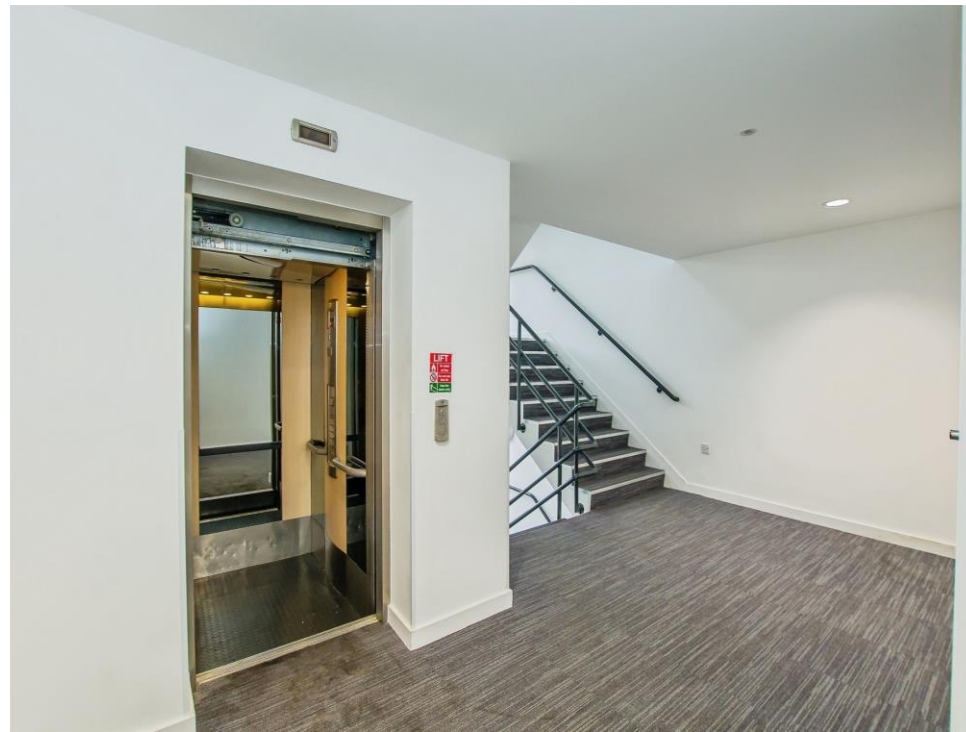
Laminate flooring and storage cupboard.

### Bedroom One

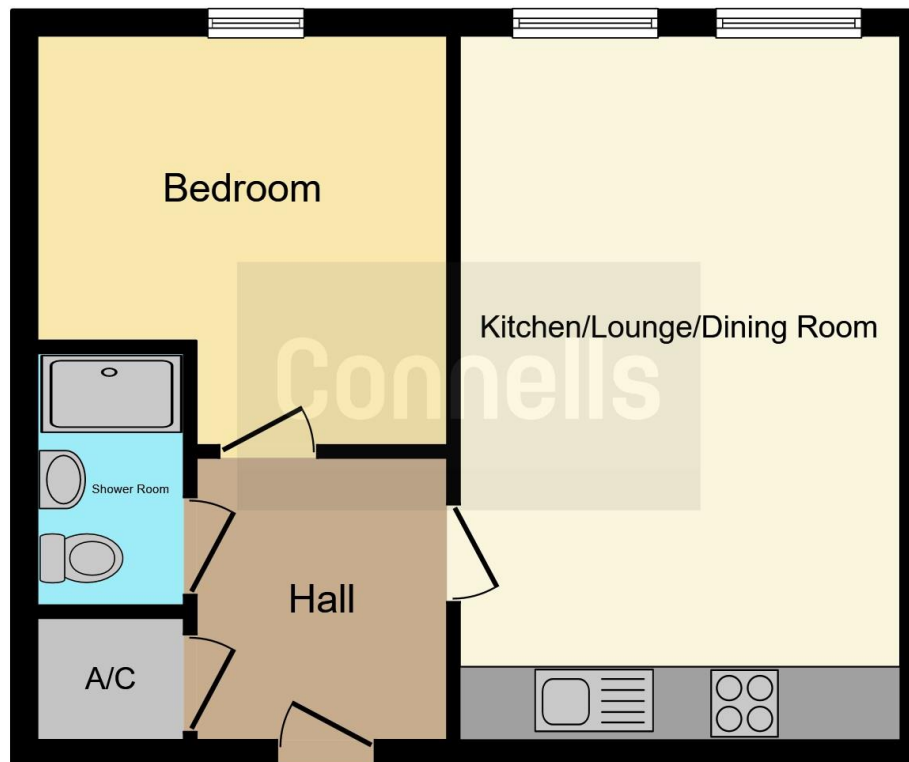
11' x 11' max ( 3.35m x 3.35m max )  
Window to front, carpet and radiator.











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](http://www.focalagent.com)

To view this property please contact Connells on

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14 Cowgate  
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EPC Rating: C Council Tax  
 Band: A

Service Charge:  
 3100.00

Ground Rent:  
 400.00

Tenure: Leasehold

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This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Jan 2016. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as



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