



13 Lewes Gardens
Werrington PE4 6QN
£250,000

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In brief this detached bungalow which is situated on a generous sized plot within Werrington village and being offered for sale with no upward chain. Main front entrance door leading to an entrance hall with a built in storage cupboard with hanging rail and shelving, glazed patterned door leading into an inner hallway with doors leading off providing access to the following, lounge/dining area, with dual aspect windows to front & side aspect, brick feature fireplace surround, sliding door to the kitchen comprising of a range of matching wall and floor level units with single drainer sink with tiled splashbacks and fitted worktops surfaces, with plumbing for washing machine and a floor standing central heating boiler, PVCu double glazed door and window to the side aspect. Off the hallway access leading to two double bedrooms and a shower room, comprising of a three piece suite to include an oversized shower cubicle with sliding shower doors, wash hand basin with mixer tap and a wc, built in airing cupboard. Outside to the front of the property there is a landscaped front garden with mature and established planting with granite gravel. A block paved path leads to the front door and continues round the side. A block paved driveway providing ample off road parking leads to a tandem length double garage 11.05m x 2.69m (36' 3" x 8' 10") with remote controlled electric door, with power & light connected, an outside tap with a courtesy side door leading to the rear garden. Gated access to the side of the property leading to an established rear garden which is laid to lawn with a paved patio area and mature established side borders.



Entrance Hall:

Inner Hallway:

Lounge/Dining Room:
6.54m max x 4.57m max (21'5 x 14'12)

Kitchen: 2.45m x 2.34m
(8' x 7'8)

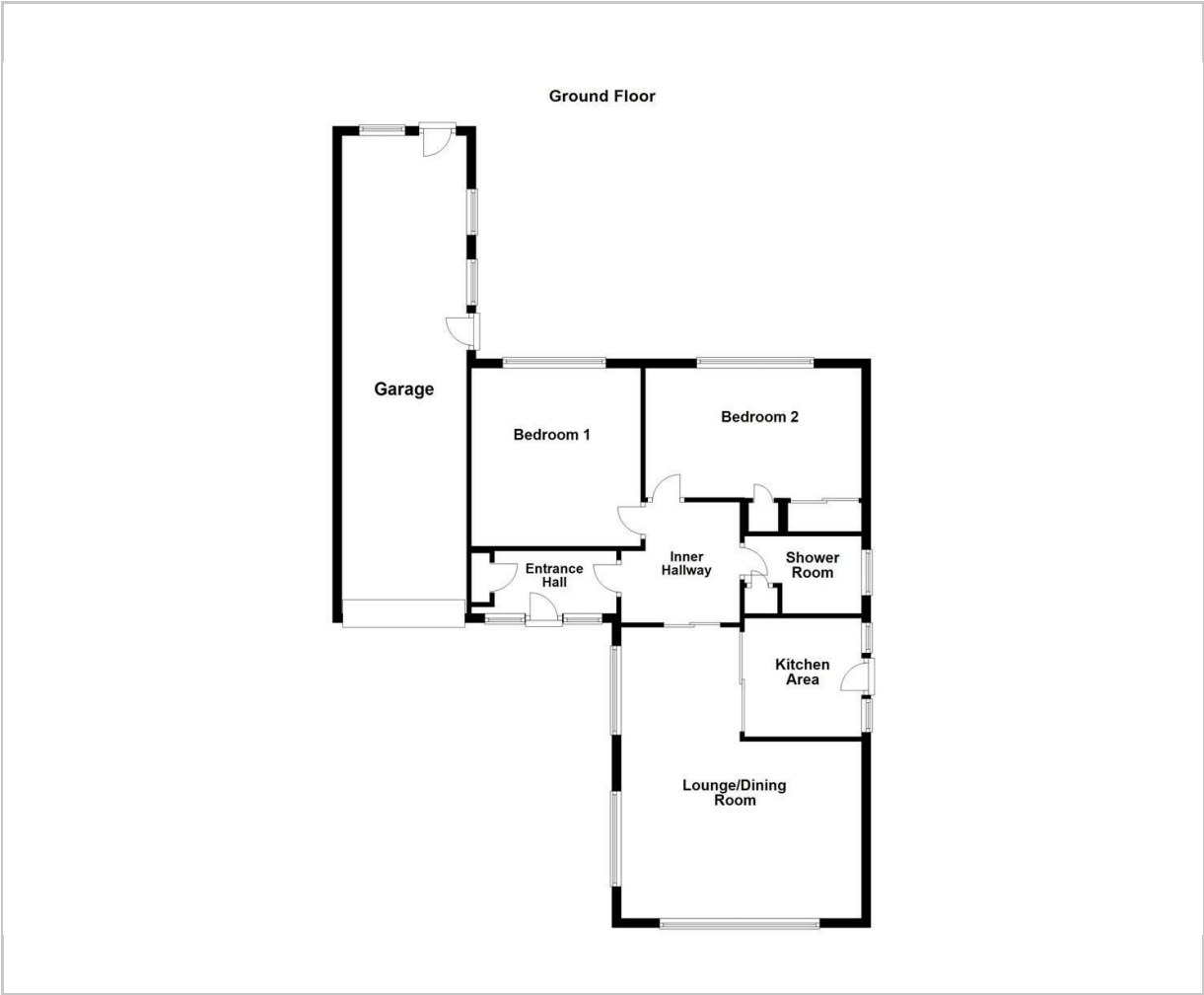
Bedroom 1: 3.95m x 3.64m
(12'11 x 11'11)

Bedroom 2: 4.11m x 2.81m
(13'6 x 9'3)

Shower Room:



Floor Plan



Viewing

Please contact our Werrington Office on 01733 321079 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.



62 Canterbury Road, Werrington
Peterborough, PE4 6PA
T: 01733 321079
E: werrington@firminandco.co.uk

Area Map



Energy Efficiency Graph

