

For Your Viewings Notes

SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

All measurements wall doors window fittings and appliances their sizes and locations are shown conventionally and are approximately only and cannot be regarded as being a representation either by the seller of his agent.

We hope that these plans will assist you by providing you with a general impression of the layout of the accommodation. We wish to draw your attention to the fact that the plans are not to scale nor accurate in detail.

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 the employment of Malcolm James has the authority to make or give any representation or warranty in respect of the property.

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69 TEAL ROAD, WHITTLESEY, PE7 1YG.

No Chain!

Asking price of

£259,995

Freehold

3 Bedroom Accommodation

MJREF_006169 (EPC Rating D 62)



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Malcolm James Estate Agents 16 High Causeway, Whittlesey, Peterborough, PE7 1AE

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uPVC DOUBLE GLAZED DOOR TO ENTRANCE HALL

Radiator. Access to roof space.

LOUNGE 12'9" x 13'11" (3.89m x 4.24m)

uPVC double glazed window to front elevation. Television point. Double radiator.

KITCHEN 12'7" x 11'10" (3.84m x 3.61m)

uPVC double glazed door to side elevation. uPVC double glazed window to front elevation. Radiator. Electric cooker point. Cupboard housing wall mounted central heating boiler. Shelved cupboard housing hot water cylinder. Eye and base level units.

WET ROOM

uPVC double glazed window to side elevation. W.C, pedestal wash hand basin. Tiled shower area. Radiator. Heated towel rail.

BEDROOM ONE 10'6" x 11'7" (3.20m x 3.53m)

uPVC double glazed window to rear elevation. Radiator.

BEDROOM TWO 7'11" x 9'11" (2.41m x 3.02m)

uPVC double glazed window to rear elevation. Radiator.

BEDROOM THREE 6'5" x 11'0" (1.96m x 3.35m)

uPVC double glazed window to rear elevation. Radiator.

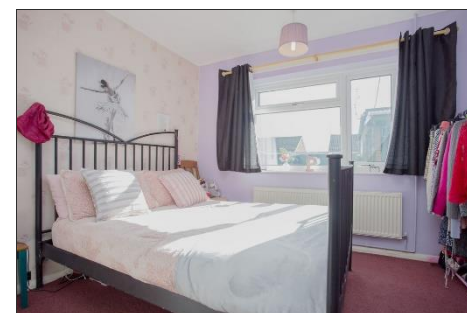
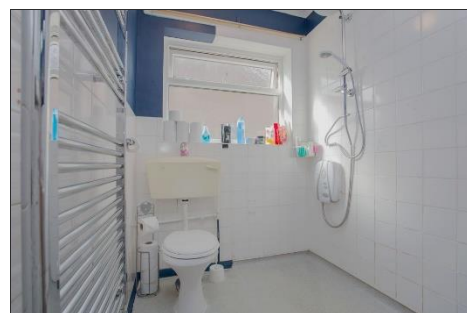
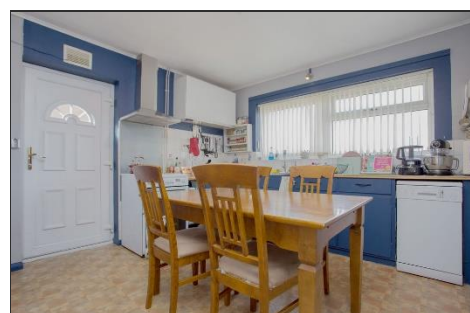
OUTSIDE FRONT

Front enclosed by low brick wall. Laid to gravel driveway, parking for 4 cars, leading to single garage with up 'n' over door, electric in garage.

REAR GARDEN

Enclosed rear garden, mainly laid to lawn. Sun patio. Water butt. Fenced boundaries to either side.

- DETACHED BUNGALOW
- GAS CENTRAL HEATING
- WET ROOM
- 3 BEDROOMED ACCOMMODATION
- UPVC DOUBLE GLAZED
- SINGLE GARAGE



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