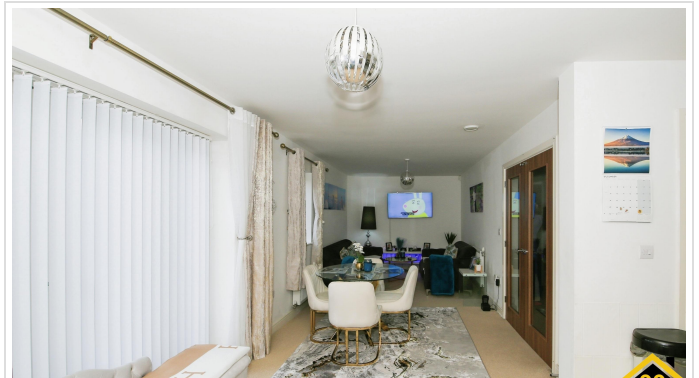


## 3 Bed Terraced In Hawksbill Way , Peterborough, PE2 8NS

£299,000





## SHORT DESCRIPTION

Property Ref: 14247 99home is delighted to present this spacious 3-bedroom house located in the sought-after area of Hawksbill Way. This modern property offers a well-designed layout, perfect for family living. The home features three generously sized bedrooms, including a master bedroom with an en-suite. The open-plan kitchen, dining area, and lounge provide a bright and inviting space, complete with patio doors that lead directly to the private back garden. Situated close to the town centre, this property is part of the UK's first 'green' development, showcasing eco-friendly features such as triple-glazed windows, partial solar-powered water heating, and a rainwater harvesting system. This property is expected to generate significant interest, so don't miss out. Call our dedicated sales team today to arrange a viewing! Property Type: Terraced Full selling price: £299000.00 Pricing Options: Guide Price Tenure: Leasehold Remaining lease (In Year): 987 Yearly Ground Rent Cost: £250.00 Yearly Management Cost: £150.00 Council tax band: C EPC rating: C Measurement: 1042 sq.ft. Outside Space: Rear Garden, Enclosed Garden Parking: Off street Heating Type: Gas Central Heating, Solar Powered, Solar Water Chain Sale or Chain Free: Chain Free Possession of the property: Tenanted

3

Bed Room(s)

3

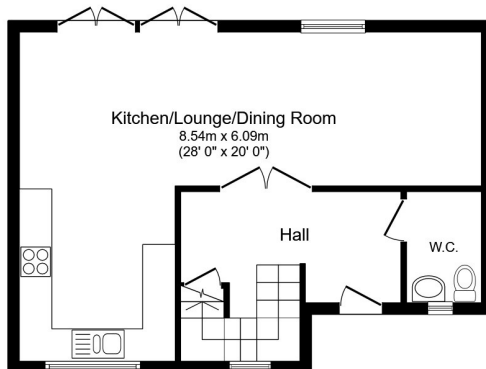
Bath Room(s)

1

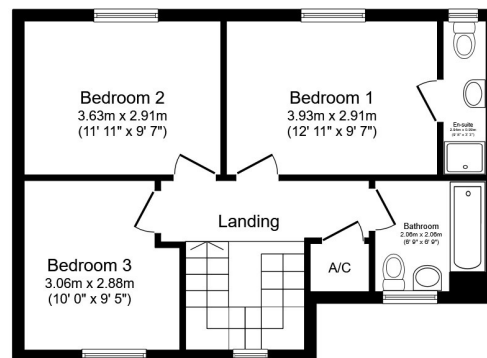
Living Room(s)

## FLOOR PLAN

Illustrations are for identification purposes only and are not to scale.  
All measurements are a maximum and include wardrobes and bay windows where applicable.



Ground Floor



First Floor

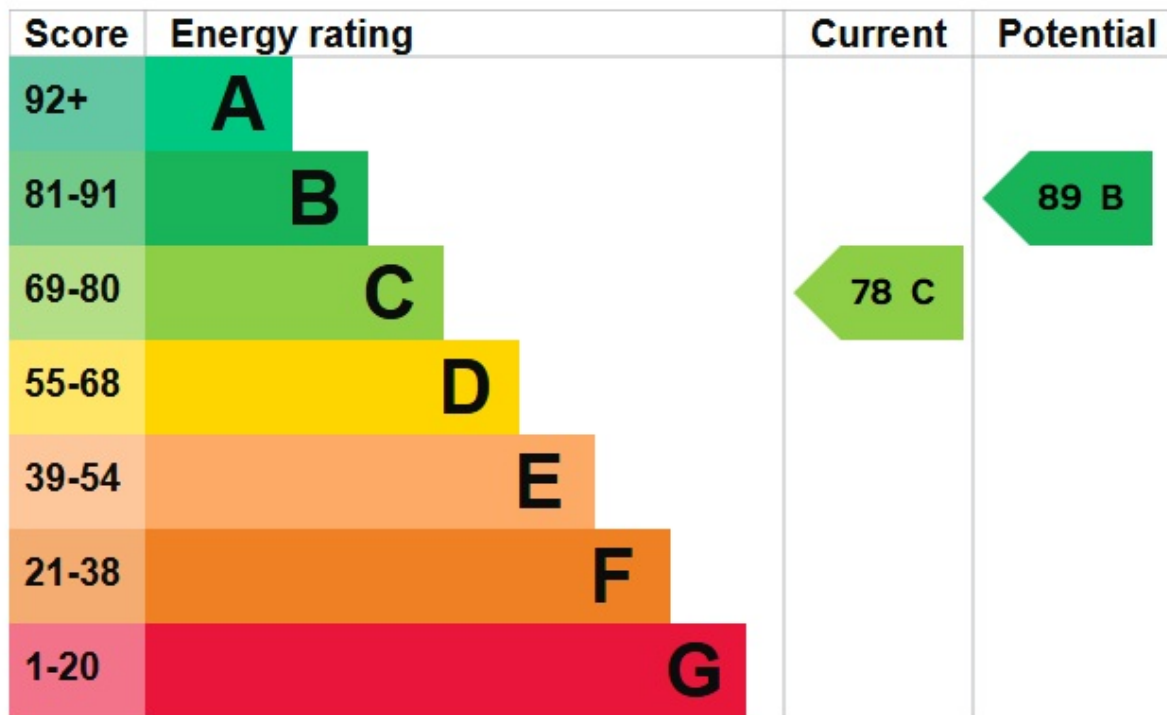
Total floor area 96.8 m<sup>2</sup> (1,042 sq.ft.) approx

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



# EPC GRAPH

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