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## 19 Cranberry Court Kempsey Close Hampton Centre Peterborough PE7 8QH

Asking price £150,000



A spacious South facing first floor apartment built by McCarthy & Stone for the over 60's only. The development offers excellent communal areas including landscaped gardens and a communal lounge area. The apartment offers independent living and benefits from a balcony with garden views, living room, bedroom, kitchen and shower room. The development has a guest suite for visiting relatives/friends, mobility scooter storage/charging room and a dedicated House Manager to take care of the running of the development. There's no need to worry about the burden of maintenance costs as the service charge covers the costs of all external maintenance, gardening and landscaping, external window cleaning, buildings insurance, water rates and security systems, as well as cleaning and energy costs of the Home Owners lounge and other communal areas.

For your peace of mind the development has a secure camera door entry and Tunstall 24-hour emergency call system throughout. \*\*\* AN EARLY VIEWING IS RECOMMENDED \*\*\*



Entrance Hall  
Fitted carpet with sunken ceiling spotlights, door to:

Utility Room 2.03m (6'8") x 1.15m (3'9")  
Plumbing for automatic washing machine.

Living Room 5.84m (19'2") max x 2.60m (8'6")  
Fitted carpet, telephone point, TV point, door to:

Balcony With Glass Railing 2.21m (7'3") x 1.18m (3'11")  
Views over communal gardens. South facing balcony.

Kitchen 2.34m (7'8") x 1.83m (6')  
Fitted with a matching range of base and eye level units with worktop space over, stainless steel sink unit with single drainer and mixer tap, built-in fridge/freezer, built-in fan assisted oven, built-in four ring electric hob with extractor hood over, window to rear, tiled flooring.

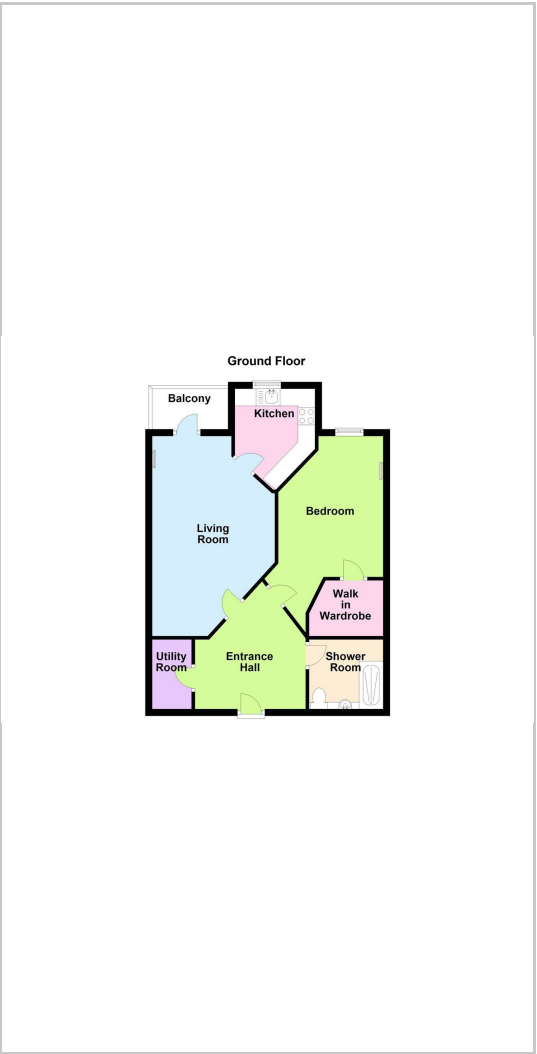
Bedroom 4.96m (16'3") x 2.86m (9'5")  
Window to rear, fitted carpet, TV point.

Shower Room  
Fitted with three piece suite comprising double walk in shower area with glass screen, vanity wash hand basin, close coupled WC and heated towel rail, wall mounted mirror, wall mounted medicine cabinet, ceramic tiled flooring.

Area Map



Floor Plans



Energy Efficiency Graph

