



FITZJOHN
SALES & LETTINGS

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27 Oak Road Ginton Peterborough PE6 7LD

Guide price £260,000



*** GUIDE PRICE £260,000 - £269,000 *** Located in the Village of Ginton is this well presented semi detached family home. Accommodation comprises three bedrooms, refitted kitchen and bathroom, separate utility and cloakroom, two reception areas and an impressive 4.8m x 2.8m conservatory. An established garden can be found to the rear. A driveway to the front leads to the single garage.



Entrance Hall 3.95m (13') x 1.81m (5'11")

Kitchen 3.10m (10'2") x 2.55m (8'4")

Lounge 4.88m (16') x 3.31m (10'10")

Dining Area 2.81m (9'2") x 2.68m (8'9")

Conservatory 4.89m (16') x 2.89m (9'6")

Utility 2.35m (7'8") x 2.00m (6'7")

Cloakroom 1.20m (3'11") x 0.88m (2'11")

First Floor Landing

Bedroom 1 3.47m (11'5") x 3.43m (11'3")

Bedroom 2 3.64m (11'11") x 3.06m (10'1")

Bedroom 3 2.57m (8'5") x 2.17m (7'1")

Bathroom 2.11m (6'11") x 1.80m (5'11")

OUTSIDE

Enclosed garden to rear with panelled fencing, laid to lawn and paved seating area. Driveway to front provides off road parking and leads to single garage.

*** If you are considering letting this property for a BUY TO LET please call Fitzjohn Property Rentals on 01733 555520. We can provide you free advice on all aspects of the lettings market including potential rental yields for this property ***

Area Map



Floor Plans



Energy Efficiency Graph

