

Peterborough
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7 Office Village, Cygnet Park, Peterborough, PE7 8GX



**Braymere Road, Hampton Centre, Peterborough, PE7 8GT
 £715 Per month**

TOP FLOOR FLAT* *1 BEDROOM* *CLOSE TO LOCAL AMENITIES* *LAKE VIEWS

Regal Park are pleased to offer this 1 Bedroom Top Floor Flat in the popular location of Hampton Centre. The property is situated close to local amenities and is within easy access to A1. The property comprises of: Entrance Hall, Living Area with open plan Kitchen/Lounge, Bedroom and Bathroom. There is an allocated parking space to the rear via electric gated access.

Viewings Highly Recommended.

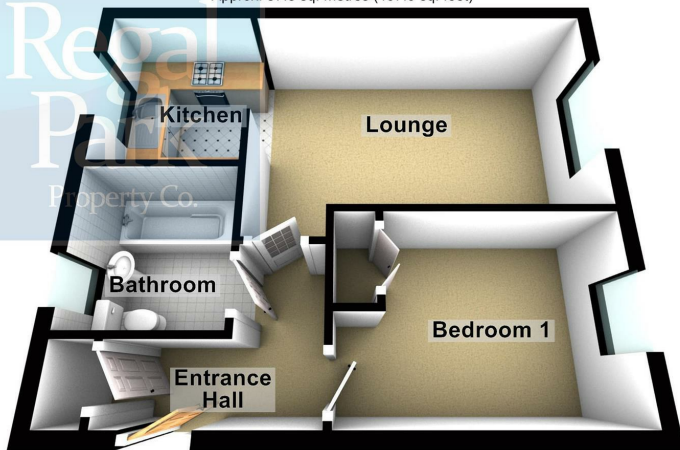
EPC Rating: C
 Council Tax Band: A

Energy Efficiency Rating	Environmental Impact (CO ₂) Rating
A	A
B	B
C	C
D	D
E	E
F	F
G	G



Top Floor

Approx. 37.8 sq. metres (407.0 sq. feet)



Total area: approx. 37.8 sq. metres (407.0 sq. feet)

Entrance Hall

Radiator, fitted carpet, smoke detector, storage cupboard, telephone entry phone, magnolia walls, light fitting, mirror.

Lounge/Dining Room

15'3" x 9'8" (4.65m x 2.95m)

UPVC double glazed window with blind, two double radiators, fitted carpet, telephone point, TV point, magnolia walls, two light fittings, open plan to:

Kitchen

7'8" x 6'6" (2.34m x 1.98m)

Fitted with a matching range of base and eye level units with worktop space over, stainless steel sink unit with mixer tap, wall mounted concealed boiler, integrated fridge/freezer and dishwasher, plumbing for washing machine, fitted electric fan assisted oven with built-in four ring gas hob with extractor hood over, uPVC double glazed window with blind, vinyl flooring, CO2 detector, magnolia walls.

Bedroom

9'6" x 8'2" (2.90m x 2.49m)

UPVC double glazed window with roller blind, radiator, fitted carpet, telephone point, TV point, built-in double wardrobe(s), green walls, one wall wallpapered, light fitting.

Bathroom

Fitted with a three piece suite comprising of a deep panelled bath with shower over and shower curtain, pedestal wash hand basin and low-level WC, tiled

surround, shaver point, uPVC obscure double glazed window with roller blind, radiator, light blue walls, mirror, shelf, toilet roller holder, towel rail, two square box shelves.

Outside

There is an allocated parking space to the rear of the building, via electric gated access.