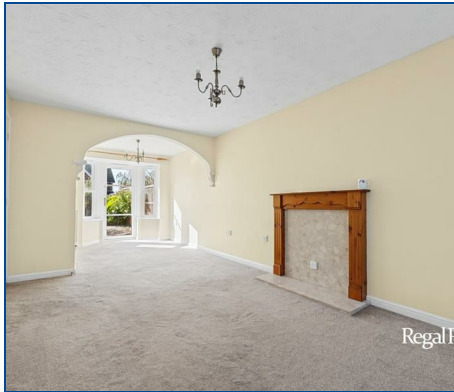


Peterborough
Telephone: 01733 560 650
Email: Sales@RegalPark.co.uk
RegalPark.co.uk

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



Alder Road, Hampton Hargate, Peterborough, PE7 8BU
Price £300,000
Freehold

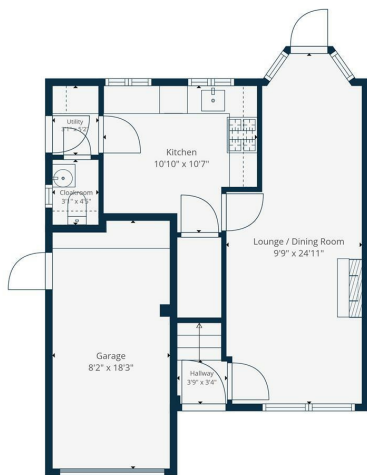
CLOSE TO LOCAL AMENITIES* *EASY ACCESS TO A1* *NO CHAIN

Regal Park are pleased to offer this well presented 3 Bedroom Detached Family Home in the popular location of Hampton Hargate. The property is situated on the highly regarded Alder Road and is close to local amenities and is within easy access to A1. The property comprises; Entrance Hall, Lounge/Dining Room, Kitchen, Utility Room, Cloakroom. The first floor has the Master Bedroom with built in wardrobes and En-Suite, Bedroom 2 with over-stairs storage cupboard, Bedroom 3 with built in wardrobes and a Family Bathroom.

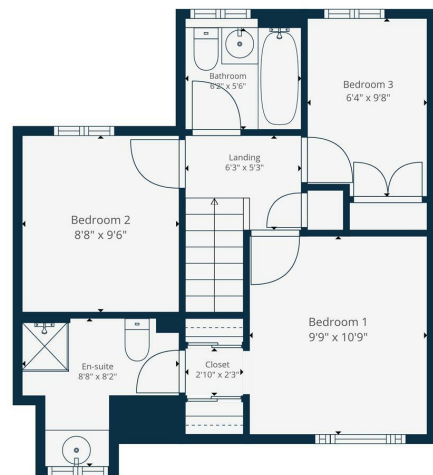
There is a Driveway providing off road parking leading to an Integral Single Garage and enclosed rear garden.
Viewings Highly Recommended.
No Chain.

EPC: D





These Floor Plans Are Provided For Illustrative And Marketing Purposes Only.



These Floor Plans Are Provided For Illustrative And Marketing Purposes Only.

Hallway

Lounge/Dining Room

9'9" x 24'11" max (2.97m x 7.59m max)

Kitchen

10'10" x 10'7" max (3.30m x 3.23m max)

Utility Room

3'1" x 5'2" (0.94m x 1.57m)

Cloakroom

First Floor and Landing

Bedroom 1

9'9" x 10'9" max (2.97m x 3.28m max)

En-Suite

Bedroom 2

8'8" x 9'6" (2.64m x 2.90m)

Bedroom 3

6'4" x 9'8" (1.93m x 2.95m)

Bathroom

Outside

Offer Procedure and Mortgage Assistance

In compliance with The Estate Agents (Undesirable Practices) Order 1991, we are under an obligation to check into a Purchaser's financial situation before recommending an offer to a Vendor.

Therefore, prior to any offers being accepted, you will be required to make an appointment in order for us to financially qualify your offer.

If you are making a cash offer, which is not subject to the sale of a property, written confirmation of the availability of the cash will be required before your offer can be qualified.

With so many mortgage schemes available and so many lenders trying to tempt you, how do you know what is the right scheme for you?

Our recommended Mortgage Company will be pleased to provide you with mortgage advice and recommendations unique to your individual circumstances and they will guide you through the process.

For further details, please call our office on 01733 560650.

Your home may be repossessed if you do not keep up repayments on your mortgage.