

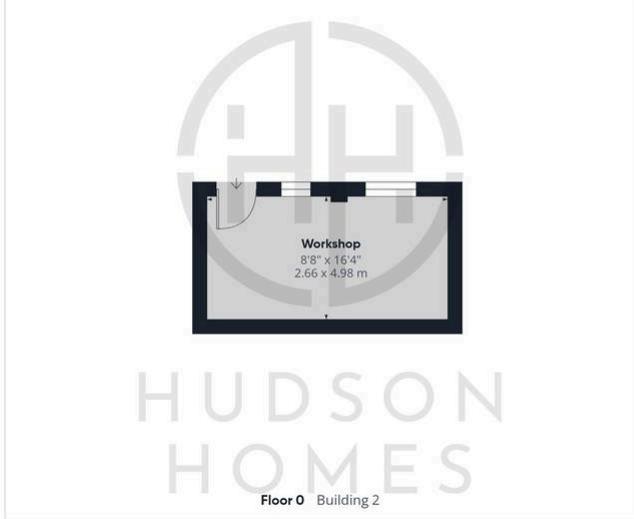
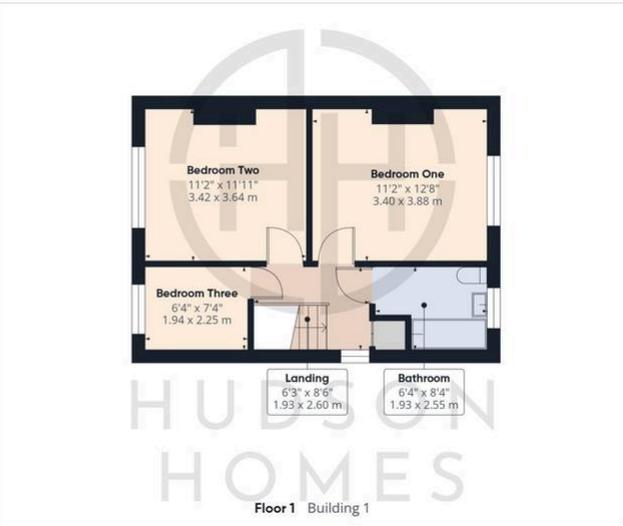


84 Queens Walk, Peterborough

£300,000 Freehold

Charming Victorian house featuring impressively high ceilings throughout. • Owned by the same family for nearly 40 years, reflecting long-term care and stewardship. • Open-plan lounge/dining room with glass doors leading into the kitchen/breakfast area. • Kitchen/breakfast room featuring a range cooker and open-plan access to the utility room. • Downstairs cloakroom and an upstairs family bathroom for added convenience and functionality. • Large rear garden split into two sections, complete with a practical workshop. • Internal floor area of 936 sq ft, offering well-proportioned living space throughout. • Within 1.5 miles of the train station and city centre, offering excellent transport and local access. • Council Tax Band A - approximately £1,457 per year. • A short walk to local shops and schools, providing everyday convenience.





Approximate total area⁽¹⁾
 1198 ft²
 111.4 m²

Reduced headroom
 1 ft²
 0.1 m²

(1) Excluding balconies and terraces

Reduced headroom
 ----- Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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