



## 11 Viking Court Coneygree Road, Peterborough

£195,000 Freehold

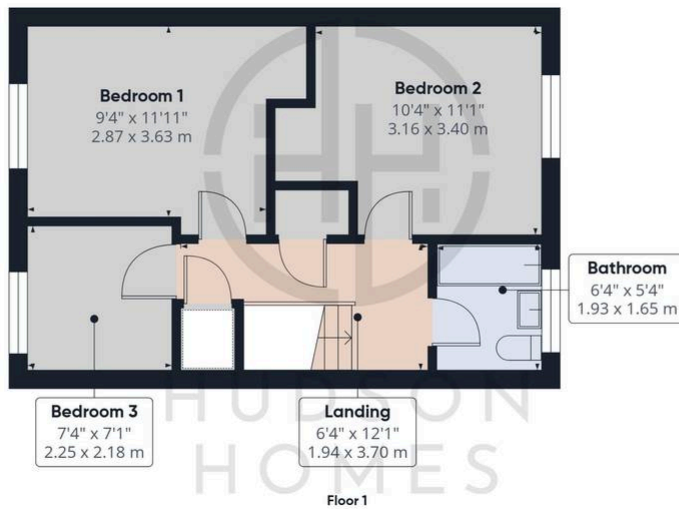
Vacant and ready for immediate occupation – perfect for quick movers. • Brand new kitchen with appliances, snw carpets and flooring throughout – fresh, modern finish across the home. • Move-in ready condition including a 2 year old boiler(with 10 year guarantee) – no work required, perfect for hassle-free buyers. • New uPVC windows and doors fitted February 2026 – improved energy efficiency, security, and kerb appeal. • L-shaped lounge/diner with French doors to the rear garden – bright, versatile living space with direct outdoor access. • Three good-size bedrooms – with wardrobe recesses in bedrooms 1 and 2 for convenient storage. • Downstairs cloakroom and upstairs family bathroom • Internal floor area of 926 sq ft – well-proportioned accommodation across both floors. • Low-maintenance front and rear gardens • Communal car parking to the rear, front near Nisa, and to the side of the property – multiple convenient parking options for residents and visitors.





**Approximate total area<sup>(1)</sup>**  
864 ft<sup>2</sup>  
80.3 m<sup>2</sup>

**Reduced headroom**  
18 ft<sup>2</sup>  
1.6 m<sup>2</sup>



(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.

GIRAFFE360

You can include any text here. The text can be modified upon generating your brochure.