



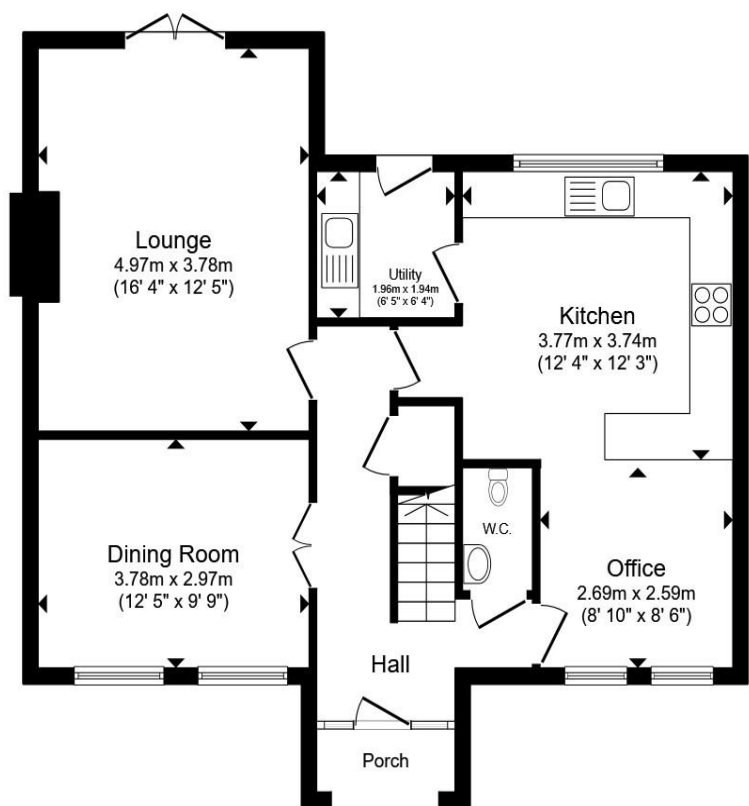
Longfield Gate, Orton Longueville Peterborough PE2 7BL

welcome to

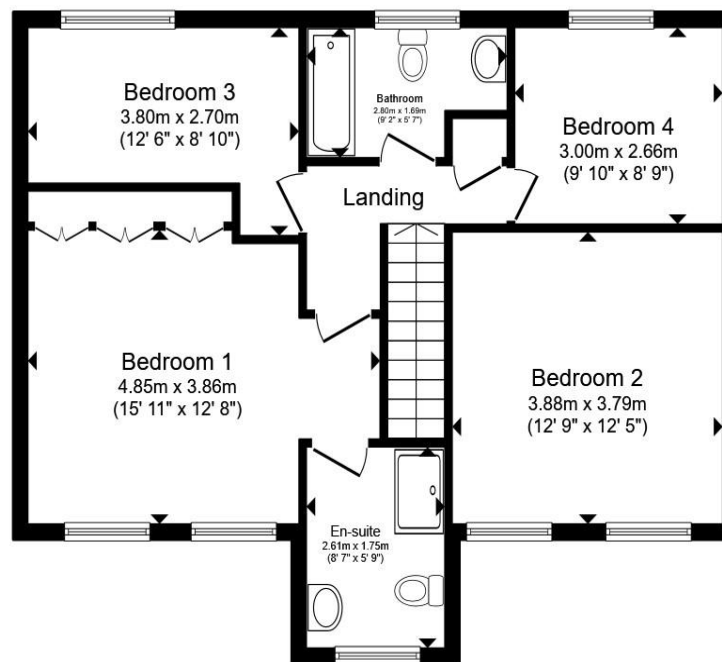
Longfield Gate, Orton Longueville Peterborough

Situated in a sought-after residential location, this impressive four-bedroom detached family home offers spacious and versatile accommodation throughout, making it an ideal purchase for growing families. The ground floor comprises a welcoming entrance hall, a convenient downstairs cloakroom, multiple reception rooms providing flexible living and entertaining space, and a particularly generous lounge perfect for relaxing with family and friends. The heart of the home is the large modern kitchen, offering ample worktop and storage space, complemented by a practical utility room. Upstairs, the property boasts four well-proportioned bedrooms, including an excellent principal bedroom with ensuite shower room. The remaining bedrooms are served by a well-appointed family bathroom. Externally, the home continues to impress with a substantial double garage, a large driveway providing ample off-road parking for multiple vehicles, and enclosed outdoor space ideal for family enjoyment. Offering generous living accommodation, excellent parking facilities, and a desirable location, this fantastic detached home is ready for its next owners to move straight in and enjoy.





Ground Floor



First Floor

Total floor area 135.5 m² (1,459 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Agents Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

welcome to

Longfield Gate, Orton Longueville Peterborough

- Detached
- Utility room
- Four-bedroom
- Downstairs cloakroom
- Principal bedroom with ensuite
- Double garage with Large Driveway
- Ideal family home

Tenure: Freehold EPC Rating: C

Council Tax Band: E

guide price

£500,000



Please note the marker reflects the
postcode not the actual property

view this property online williamhbrown.co.uk/Property/PCG123968



Property Ref:
PCG123968 - 0006

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



01733 311022



Peterborough@williamhbrown.co.uk



6-9 Fortune Buildings Cowgate,
PETERBOROUGH, Cambridgeshire, PE1 1LR



williamhbrown.co.uk