

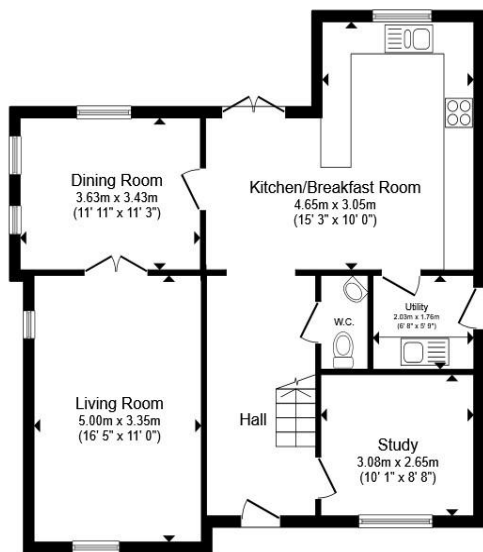
**Sorrel Close, Hampton Vale Peterborough PE7 8PD**

welcome to

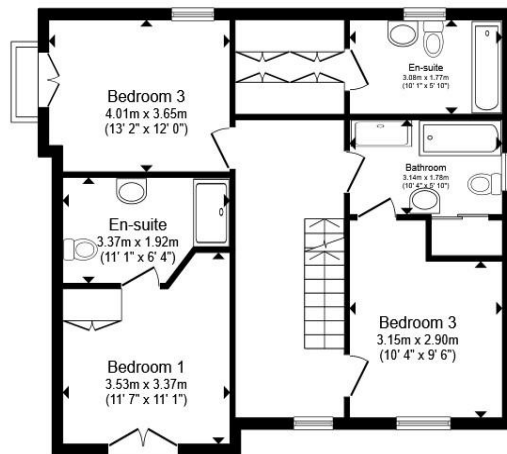
## Sorrel Close, Hampton Vale Peterborough

Offering an excellent combination of space, style, and versatility, this impressive six-bedroom home has been thoughtfully designed to suit modern family living. At the centre of the property is a beautifully finished, high-specification open-plan kitchen, complete with a separate breakfast area overlooking the landscaped rear garden. This bright and contemporary space also provides access to a useful utility room with additional storage. The ground floor further benefits from a spacious lounge, ideal for both entertaining and relaxing, along with a formal dining room accessed via elegant glass double doors. A versatile study, which can also be used as an additional bedroom, completes the downstairs accommodation. Across the upper floors, the property offers five well-proportioned bedrooms. The principal bedroom enjoys views to the front and features a generous walk-in dressing area together with a stylish en-suite bathroom fitted with a bath, separate shower, WC, and basin. The second bedroom is also generously sized and benefits from its own en-suite shower room. The remaining bedrooms are all well presented and offer ample space for beds and furnishings, served by a modern family bathroom and an additional bathroom on the top floor. Externally, the property continues to impress with a rear driveway providing parking for up to four vehicles, a substantial double garage with an EV charging point, and a beautifully landscaped rear garden. The garden features a raised balustrade

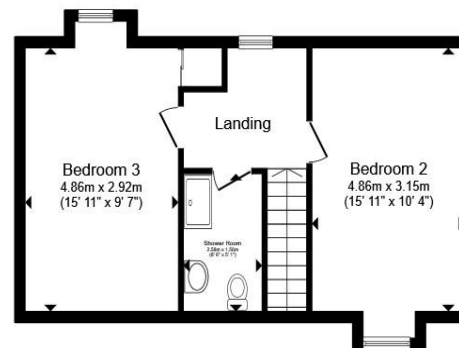




**Ground Floor**



**First Floor**



**Second Floor**

- Entrance Hall**
- Lounge**
- Study/Bedroom 6**
- Dining Room**
- Kitchen/Breakfast Area**
- Utility Room**
- WC**
- Landing**
- Master Bedroom**
- En-Suite**
- Bedroom Two**
- En-Suite**
- Bedroom Three**
- Bathroom**
- Landing**
- Bedroom Four**
- Bedroom Five**
- Shower Room**

Total floor area 187.0 m<sup>2</sup> (2,013 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](http://www.propertybox.io)



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## Sorrel Close, Hampton Vale Peterborough

- SOLD WITH NO CHAIN
- DETACHED FAMILY HOME
- THREE RECEPTION ROOMS
- FOUR BATHROOMS
- LARGE KITCHEN
- PRIVATE GARDEN
- DOUBLE GARAGE AND DRIVE
- EV CHARGER

Tenure: Freehold EPC Rating: Awaiting

Council Tax Band: E

offers in excess of

**£575,000**



Please note the marker reflects the postcode not the actual property

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Property Ref:  
FLE105043 - 0002

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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.



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