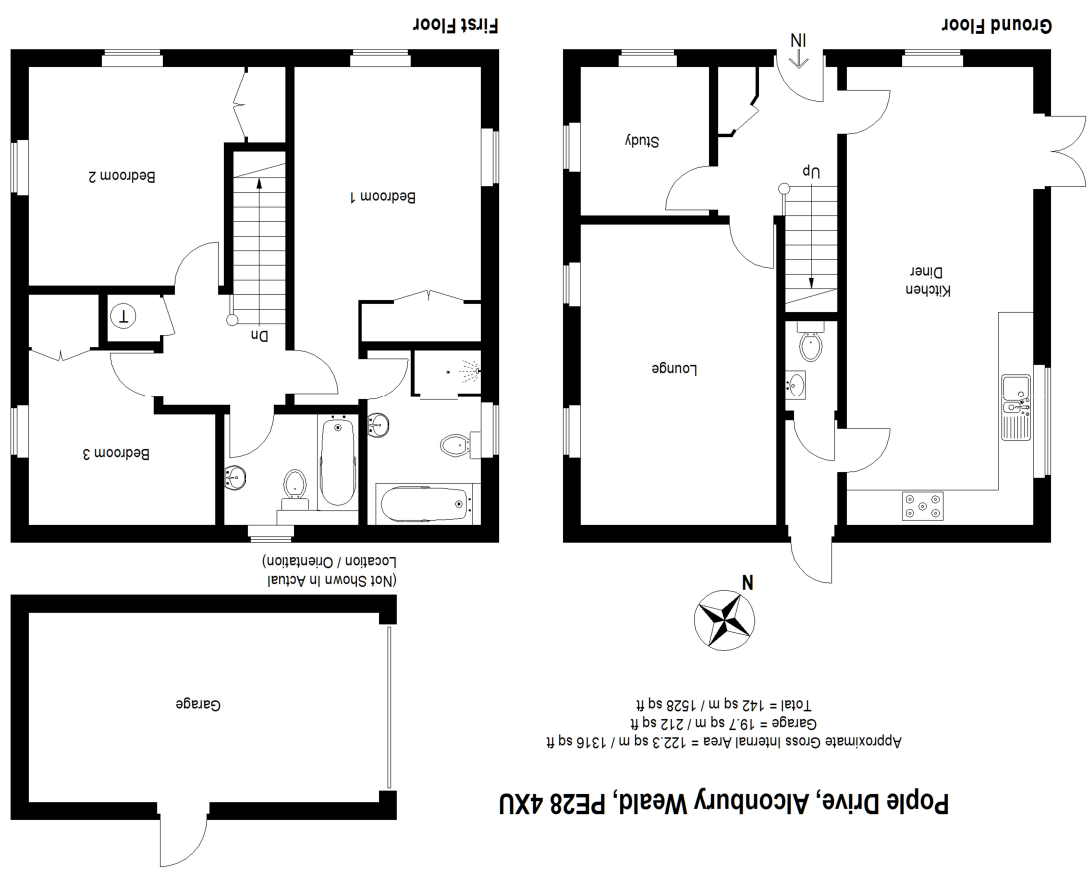


**Popple Drive, Alconbury Weald, PE28 4XU**



**Huntingdon branch: 01480 414800**  
[www.peterlane.co.uk](http://www.peterlane.co.uk) Web office open all day every day

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- Stunning Detached Home
- Three Double Bedrooms
- 25' Kitchen/Dining/Family Room
- Beautiful Landscaped Gardens
- Desirable Estate Location
- One Of Only Two Of This Design On Alconbury Weald
- En Suite Bathroom To Principal Bedroom
- Study
- Garaging



**Panel Door To**

**Entrance Hall**

8' 10" x 7' 7" (2.69m x 2.31m)  
Stairs to first floor, cornicing to ceiling, double panel radiator, walk in cloaks cupboard, engineered Oak flooring.

**Kitchen/Dining/Family Room**

25' 7" x 10' 6" (7.80m x 3.20m)  
A light double aspect room with UPVC windows to side and rear, French doors accessing garden terrace, cornicing to ceiling, fitted in a range of base and wall mounted cabinets with complementing work surfaces and contemporary tiling, one and a half bowl single drainer sink unit with mixer tap, appliance spaces, drawer units, pan drawers, double panel radiator, RangeMaster cooking range with five ring gas hob and suspended extractor unit above, under unit lighting, engineered Oak flooring.

**Rear Entrance Hall**

6' 3" x 3' 3" (1.91m x 0.99m)  
Double panel radiator, cornicing to ceiling, engineered Oak flooring.

**Cloakroom**

6' 7" x 3' 6" (2.01m x 1.07m)  
Fitted in a two piece contemporary white suite comprising low level WC, pedestal wash hand basin with mixer tap and tiling, double panel radiator, cornicing to ceiling, ceramic tiled flooring.

**Study**

8' 2" x 7' 3" (2.49m x 2.21m)  
A light double aspect room with UPVC windows to front and side aspects, telephone point, coving to ceiling.

**Sitting Room**

16' 9" x 11' 2" (5.11m x 3.40m)  
Two UPVC sash picture windows to front aspect, double panel radiator, TV point, telephone point, cornicing to ceiling, two double panel radiators.

**First Floor Landing**

Double panel radiator, airing cupboard housing pressurised hot water system, cornicing to ceiling.

**Principal Bedroom**

19' 0" x 10' 6" maximum (5.79m x 3.20m)  
A double aspect room with UPVC windows to side and rear aspects, two double panel radiators, TV point, telephone point, double wardrobe with hanging and shelving.

**En Suite Bathroom**

9' 6" x 6' 7" (2.90m x 2.01m)  
Fitted in a four piece contemporary white suite comprising low level WC, pedestal wash hand basin with mixer tap and tiling, panel bath with hand mixer shower, shaver point, oversized screened shower enclosure with independent shower unit fitted over, radiator, cornicing to ceiling, ceramic tiled flooring.

**Bedroom 2**

12' 2" x 12' 2" (3.71m x 3.71m)  
A light double aspect room with UPVC sash picture windows to front and side aspects, double panel radiator, double wardrobe with hanging and shelving.

**Bedroom 3**

10' 6" x 10' 2" (3.20m x 3.10m)  
UPVC sash picture window to front aspect, double panel radiator, double wardrobe with hanging and shelving, access to insulated loft space.

**Family Bathroom**

7' 3" x 5' 11" (2.21m x 1.80m)  
UPVC window to rear aspect, shaver point, double panel radiator, extractor, extensive ceramic tiling, fitted in a three piece contemporary white suite comprising low level WC, pedestal wash hand basin with mixer tap, panel bath with hand mixer shower, ceramic tiled flooring, cornicing to ceiling.

**Outside**

The gardens have been thoughtfully landscaped with the frontage primarily lawned with slate borders with a selection of evergreen shrubs. The rear garden measures approximately 39' 4" x 26' 11" (11.99m x 8.20m) and is beautifully landscaped and neatly arranged with an extensive natural stone terrace, ornamental pond, established evergreen and deciduous shrubs, timber planter with a further paved seating area, gravelled beds with a selection of ornamentals and fruit trees with timber pergola, outside tap and lighting. There is a **Single Garage** with single up and over door, power, lighting and private door to the side with parking provision for two vehicles positioned to the side.

**Tenure**

Freehold  
Council Tax Band - D

