

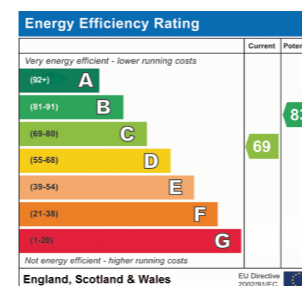


Miller Way, Brampton PE28 4RR

£435,000



- Detached Bungalow
- Three Bedrooms
- En Suite Cloakroom
- Three Reception Rooms
- Ample Off Road Parking Provision
- Garage And Good Sized Rear Garden
- Non Estate Location
- Popular Village Position
- Viewing By Appointment Only
- Walking Distance To Local Shops & Village Primary School



**Peter Lane**  
PARTNERS  
EST 1990

Huntingdon  
60 High Street  
Huntingdon  
01480 414800

Kimbolton  
24 High Street  
Kimbolton  
01480 860400

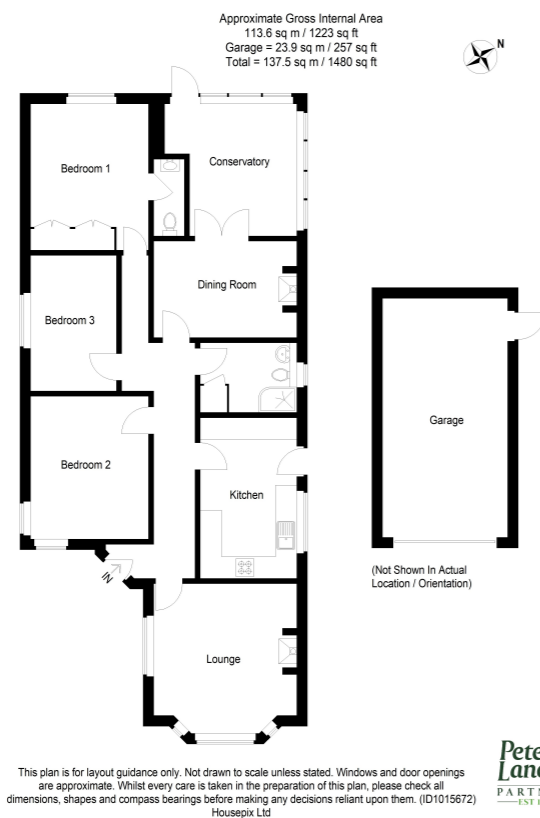
St Neots  
32 Market Square  
St. Neots  
01480 406400

Mayfair Office  
Cashel House  
15 Thayer St, London  
0870 1127099

Huntingdon 01480 414800

www.peterlane.co.uk Web office open all day every day

huntingdon@peterlane.co.uk



## UPVC Double Glazed Door To

### Entrance Hall

Coving to ceiling, radiator, ceramic tiled flooring.

### Living Room

12' 11" x 12' 0" (3.94m x 3.66m)

A double aspect room with double glazed bay window to front aspect and double glazed window to side with fitted shutters, coving to ceiling, central fireplace with inset wood burning stove, radiator.

### Dining Room

12' 11" x 8' 10" (3.94m x 2.69m)

Coving to ceiling, radiator, central fireplace with inset wood burning fire, double glazed French doors to

### Garden Room

12' 2" x 9' 5" (3.71m x 2.87m)

Double glazed windows to garden aspect, vaulted ceiling recessed downlighters, ceramic tiled flooring, recessed downlighters.

### Kitchen/Breakfast Room

14' 10" x 8' 11" (4.52m x 2.72m)

Double glazed window to side aspect, fitted in a range of base, drawer and wall mounted units with complementing work surfaces, breakfast bar, stainless steel single drainer sink unit with mixer tap, freestanding oven and hob with cooker hood over, integrated microwave, spaces and plumbing for washing machine and dishwasher, space for fridge freezer, coving to ceiling, recessed down lighters, door to side aspect.

### Principal Bedroom

13' 7" x 11' 5" (4.14m x 3.48m)

Double glazed window to rear aspect with fitted shutters, radiator, wardrobes with hanging and shelving, coving to ceiling.

## En Suite Cloakroom

Extractor fan, fitted in a two piece suite comprising low level WC, vanity wash hand basin, shaver point, tiled flooring.

### Bedroom 2

12' 11" x 11' 0" (3.94m x 3.35m)

A double aspect room with double glazed windows to front and side aspects with fitted shutters, coving to ceiling, radiator.

### Bedroom 3

12' 5" x 7' 10" (3.78m x 2.39m)

Double glazed window to side aspect, coving to ceiling, radiator.

## Family Bathroom

Double glazed window to side aspect, fitted in a three piece suite comprising low level WC with concealed cistern, vanity wash hand basin, shower enclosure with dolphin boarding and shower unit over, linen cupboard, access to loft space, tiled flooring, complementing tiling, heated towel rail.

## Outside

To the front there is a block paved driveway providing off road parking provision for a number of vehicles enclosed by low level walling and fencing. The front garden has borders with stone beds, outside courtesy light and side gated to rear garden. Twin timber gates lead to a covered **Car Port** leading to the **Detached Garage** with up and over door, power and lighting. The westerly facing rear garden is laid to lawn with patio seating area, shrub borders, garden shed, wood store, outside tap and power and enclosed by panel fencing.

## Tenure

Freehold

Council Tax Band - D