





- STUNNING CHARACTER TWO BEDROOM SEMI DETACHED PROPERTY
- Two double Bedrooms
- A Private South East Facing Cottage style Rear Garden
- Dual aspect Kitchen
- Non Estate location within walking distance of facilities
- Two receptions Rooms
- Refitted Ground Floor Bathroom and First Floor Shower Room
- Driveway leading to Single garage with Mezzanine storage area
- Immaculate Order throughout
- MUST BE VIEWED

Ground Floor

Entrance Hall

Approached via double glazed entrance door to front aspect, stair case rising to first floor landing, wall mounted space saving radiator, built in shoe cupboard, coving to ceiling. Door leading to Dining Room.

Dining Room

3.61m x 3.15m (11' 10" x 10' 4"). Double glazed window to rear aspect, tiled floor, fitted radiator, under stairs storage area. Archway to Kitchen and to Sitting room.

Sitting Room

3.6m x 3.38m (11' 10" x 11' 1"). Double glazed Bay window to front aspect with fitted plantation shutters, coving to ceiling, wood flooring, wall mounted space saving radiator. Feature brick built fireplace with fitted wood burner, built in base storage cupboard with matching shelving over to chimney recess area, television point, picture rail.

Kitchen

5.1m x 2.3m (16' 9" x 7' 7"). A bright dual aspect kitchen with double glazed windows to side and rear aspect. Fitted white kitchen comprising of inset single drainer enamel sink unit with cupboards under, a range of base and wall mounted cupboards offering ample storage space and work surface, plumbing for automatic washing machine and plumbing for dishwasher, free standing range style cooker, tiled floor and tiled walls, space for fridge freezer. Door leading to rear hall.

Rear Hall

Double glazed door leading out to the private rear garden, two double glazed side panels, tiled floor, radiator. Door to Garage and door to ground floor bathroom.

Bathroom

2.3m x 2.3m (7' 7" x 7' 7"). Double glazed window to rear aspect, fitted white suite comprising of low level WC, pedestal wash hand basin, side panelled bath with mixer tap shower attachment over, tiled splash back surrounds, tiled floor, feature wood panelling to wall, radiator.

First Floor

First Floor Landing

Access to loft space, doors leading off to bedrooms.

Bedroom

3.62m x 3.15m (11' 11" x 10' 4"). Double glazed window to front aspect with fitted plantations shutters, walk in recess storage area with fitted hanging rails and shelving, radiator.

Bedroom

3.65m x 3.2m (12' 0" x 10' 6"). Double glazed window to rear aspect with fitted plantation shutters, Victorian cast iron fireplace, radiator. Door leading to first floor shower room

En Suite Shower Room

3.0m x 2.35m (9' 10" x 7' 9"). Double glazed window to rear aspect with fitted plantation shutters. Fitted white suite comprising of low level WC, pedestal wash hand basin, fully tiled double shower cubicle, heated towel rail, wall tiling to half height, radiator, extractor fan, built in airing cupboard housing central heating boiler. Access to loft space.

Outside

There is a small wall enclosed front garden area and a driveway leading to the attached garage which offers off road parking for one car.

Rear Garden

A beautifully landscaped South East facing, cottage style and private rear garden. The rear garden is fully fence enclosed and has been re-landscaped by the present owners to offer secluded patio and decked seating areas, lawn areas, established raised flower and shrub borders, outside lighting, water taps and power points. To the rear of the garden is a raised timber covered pergola / entertainments area with lighting. There is also a brick built storage barn with stable door.

Garage

A single attached brick built garage with pitched roof, and metal up and over door. A mezzanine floor has been added to offer additional storage. The garage has power and light connected, widening at the rear to offer additional floor storage.

The garage is approached via a driveway offering off road parking for one car.

Agents Notes

If you have any questions with regards to the property or would like to arrange a viewing then please contact our St Neots office on (01480) 406400

