



Florida Avenue, Hartford PE29 1PY

£280,000

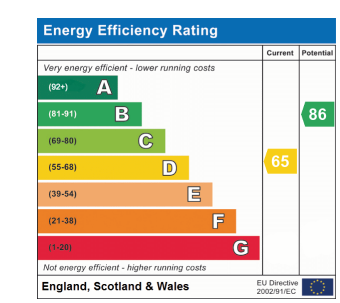
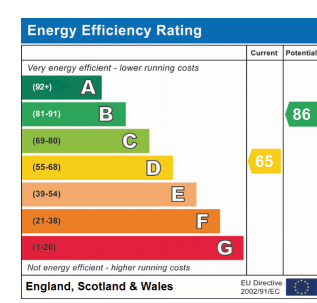
- Renovated And Modernised Detached Property
- Two Double Bedrooms
- Re-Fitted Kitchen And Bathroom
- Good Sized Living Room
- New Central Heating System and Re-Wired
- Off Road Parking For Three - Four Vehicles
- Good Sized Enclosed Rear Garden
- Highly Sought After Location
- Ideal First Time Buy Or Investment Opportunity
- No Forward Chain



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Storm Canopy Over

Composite door to

Entrance Hall

Stairs to first floor, storage cupboard with shelf, laminate flooring.

Living Room

16' 3" x 11' 7" (4.95m x 3.53m)

A double aspect room with double glazed window to side aspect and double glazed bi-fold doors to garden, two radiators, central heating thermostat, laminate flooring, TV point, two USB points.

Kitchen/Dining Room

12' 3" x 11' 3" (3.73m x 3.43m)

Double glazed window to front aspect, re-fitted in a range of base, drawer and wall mounted units with complementing work surfaces, stainless steel single drainer sink unit with mixer tap, complementing tiling, integrated electric oven and hob with glass back plate and cooker hood over, washing machine, integrated appliances incorporating microwave, slimline dishwasher, fridge and freezer, radiator, understairs storage cupboard, laminate flooring.

First Floor Landing

Access to loft space with power and lighting, radiator, airing cupboard housing central heating boiler.

Bedroom 1

13' 9" x 12' 4" (4.19m x 3.76m)

Double glazed window to rear aspect, two double built in wardrobes with hanging and cupboards over, USB point.

Bedroom 2

12' 5" x 9' 5" (3.78m x 2.87m)

Double glazed window to front aspect, radiator, double built in wardrobe with hanging rail and cupboards over.

Family Bathroom

Double glazed window to front aspect, re-fitted in a three piece suite comprising low level WC with concealed cistern, vanity wash hand basin, bath with shower unit over and glazed folding shower screen, full ceramic tiling, chrome heated towel rail, tiled flooring, recessed mirror with glass shelving and shaver point.

Outside

To the front is a driveway providing off road parking for three to four vehicles. The front garden is laid to lawn with hedging and two outside storage cupboards, one with tap, outside lighting and side gated access to the rear garden with patio seating area, recently re-turfed, borders, outside lighting and enclosed by panel fencing.

Tenure

Freehold

Council Tax Band - C

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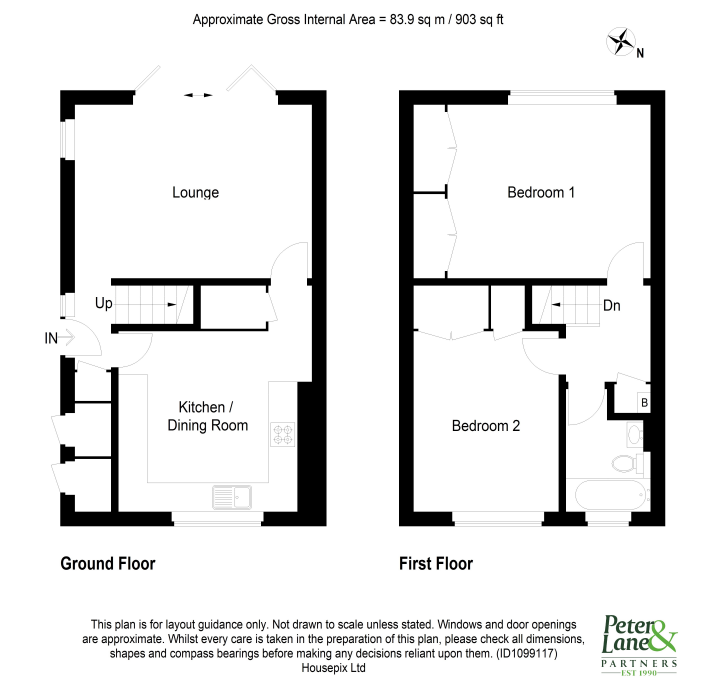
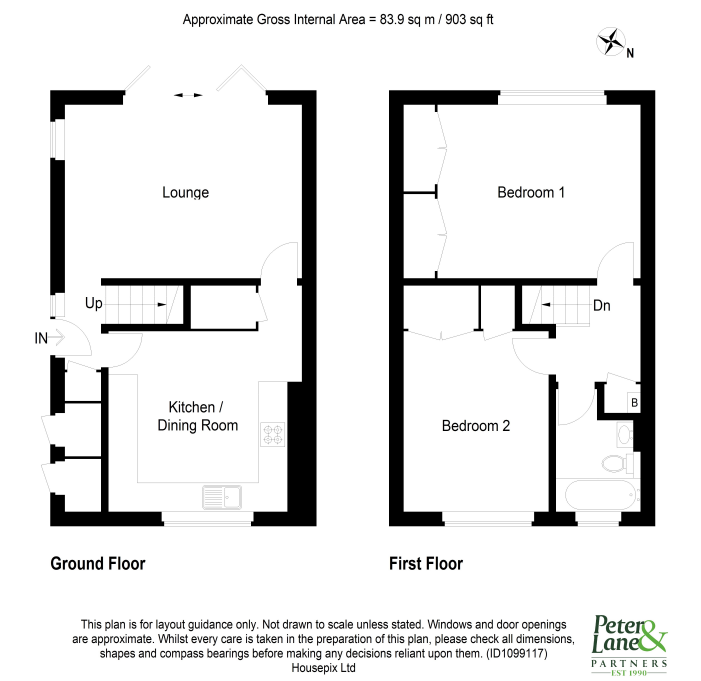
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60 High Street
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01480 414800

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

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