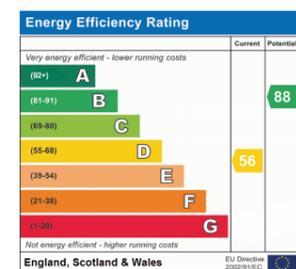




Thongsley, Huntingdon PE29 1NX

£240,000

- Well Presented Family Home
- Three/Four Bedrooms
- Sitting Room And Re-Fitted Kitchen/Dining Room
- Enclosed Garden
- Close To Shops And Local Schools
- Parking Close By
- Popular Estate Location
- Ideal First Time Buy Or Investment Purchase
- No Forward Chain



Huntingdon 01480 414800

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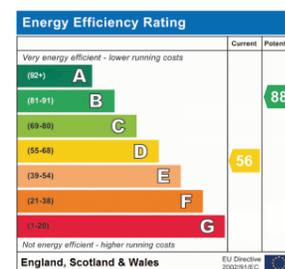
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#### **UPVC Double Glazed Entrance Porch**

6' 7" x 3' 7" (2.01m x 1.09m)

Exposed internal brickwork, laminate flooring, internal access to

#### **Entrance Hall**

9' 5" x 5' 9" (2.87m x 1.75m)

Stairs to first floor, under stairs storage cupboard, laminate flooring, inner door to

#### **Sitting Room**

11' 5" x 10' 4" (3.48m x 3.15m)

UPVC window to front aspect, double panel radiator, TV point, telephone point, Coving to ceiling, laminate flooring.

#### **Study/Bedroom 4**

11' 0" x 8' 2" (3.35m x 2.49m)

UPVC double glazed sliding patio doors to garden terrace, coving to ceiling, laminate flooring.

#### **Kitchen/Breakfast Room**

19' 3" x 10' 6" (5.87m x 3.20m)

Fitted in a range of Light Oak effect base and wall mounted cabinets with complementing work surfaces and tiling, electric and gas cooker points, single drainer stainless steel sink unit with mono bloc mixer tap, appliance spaces, drawer units, double panel radiator, recessed lighting, UPVC window and door to garden aspect, shelved display recess.

#### **First Floor Landing**

Laminate flooring, inner door to

#### **Bedroom 1**

11' 7" x 11' 0" (3.53m x 3.35m)

UPVC window to front aspect, single panel radiator, coving to ceiling.

#### **Bedroom 2**

10' 10" x 7' 7" (3.30m x 2.31m)

UPVC widow to garden aspect, airing cupboard housing gas fired central heating boiler serving hot water system and radiators, laminate flooring.

#### **Bedroom 3**

9' 6" x 8' 10" (2.90m x 2.69m)

UPVC window to front aspect, radiator, laminate flooring.

#### **Cloakroom**

Fitted with low level WC, ceramic tiled surrounds, UPVC window to rear aspect, ceramic tiled flooring.

#### **Family Bathroom**

6' 0" x 5' 10" (1.83m x 1.78m)

Fitted in a two piece white suite comprising wall mounted wash hand basin, panel bath with folding shower screen and independent shower unit fitted over, access to loft space, radiator, full ceramic tiling with contour border tiling, recessed lighting, ceramic tiled flooring.

#### **Outside**

The front garden is laid to lawn and enclosed by evergreen hedging fronting a pleasant area of green. The rear garden is pleasantly arranged with an extensive paved terrace enclosed by low retaining brick wall, areas of lawn, timber shed and the garden is enclosed by a combination of panel fencing offering a reasonable degree of privacy.

#### **Tenure**

Freehold

Council Tax Band - A

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