

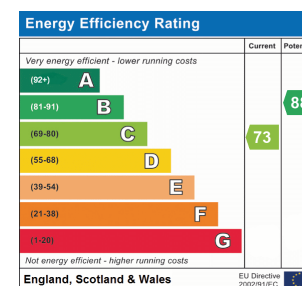


Alder Drive, Huntingdon PE29 7WJ

£269,995



- Modern Barratt Built Semi Detached Family Home
- Three Bedrooms
- Fitted Kitchen/Dining Room
- Downstairs Cloakroom
- Private Driveway For Two Vehicles
- Landscaped Low Maintenance Rear Garden
- Convenient Town Centre Location



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



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID1160769)
Housepix Ltd



Part Glazed Panel Door To

Entrance Hall

Radiator, sealed unit window to side aspect, vinyl flooring.

Cloakroom

Fitted in a two piece suite comprising low level WC, vanity wash hand basin with tiling, sealed unit window to front aspect, fuse box and master switch, radiator.

Sitting Room

14' 7" x 15' 8" (4.45m x 4.78m)
Stairs to first floor, double panel radiator, TV point, telephone point, sealed unit window to front aspect, laminate flooring.

Kitchen/Dining Room

14' 7" x 8' 4" (4.45m x 2.54m)
Fitted in a range of base and wall mounted cabinets with complementing work surfaces and tiling, sealed unit window and French doors to garden terrace, understairs storage cupboard, single drainer stainless steel sink unit, appliance spaces, integral electric oven and gas hob with suspended extractor fitted above, double panel radiator, concealed wall mounted gas fired central heating boiler serving hot water system and radiators, composite floor covering.

First Floor Landing

Access to insulated and part-boarded loft space with lighting, sealed unit window to side aspect.

Bedroom 1

13' 5" x 8' 6" (4.09m x 2.59m)
Sealed unit window to front aspect, radiator, TV point,.

Bedroom 2

10' 10" x 8' 6" (3.30m x 2.59m)
Sealed unit window to rear aspect, radiator.

Bedroom 3

7' 3" x 5' 9" minimum (2.21m x 1.75m)
Sealed unit window to front aspect, airing cupboard housing hot water cylinder and shelving, extensive wardrobe range with hanging and shelving.

Family Bathroom

Re-fitted in a three piece contemporary white suite comprising low level WC, vanity wash hand basin with drawer units and mono bloc mixer tap, extensive tiling, chrome heated towel rail, panel bath with shower screen and independent shower unit fitted over and mixer tap, shaver point, sealed unit window to garden aspect, composite floor covering.

Outside

The gardens have been hard landscaped and planned with low maintenance in mind with areas of paving, prepared borders and enclosed by a combination of panel fencing with side gated access. Positioned to the side of the property is a two car drive.

Tenure

Freehold.

Council Tax Band - B