

16 WHITEHALL WAY

PERRY • PE28 0DL



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AT A GLANCE

- Attractively refreshed, remodelled and improved semi-detached home.
- Generously proportioned lounge with dining area.
- Opening to well-crafted, fully refitted kitchen with comprehensive range of cabinets and integrated appliances.
- Hardwood conservatory/sunlounge.
- Two Comfortable Bedrooms and fully tiled bathroom.
- Replacement internal doors and quality floor coverings.
- Gas central heating.
- Driveway, covered area and garage currently configured for workshop and storage.
- EPC Rating - D

THE PROPERTY

This neat, semi-detached bungalow has been remodelled and improved and recently refreshed by the present owner to offer generous, open-plan living space with lounge and dining areas and featuring a well-crafted, fully refitted kitchen with extensive countertop space with inset one and a half bowl sink, a comprehensive range of attractive lacquered cabinets and integrated appliances to include oven and hob with extractor, microwave, dishwasher and fridge/freezer.

Patio doors lead from the dining area to a hardwood conservatory/sunlounge, with French doors providing access to the delightfully landscaped, fully enclosed rear garden with patio, gravelled areas and raised planters well-stocked with a variety of plants and shrubs.

There are two comfortable bedrooms and fully tiled bathroom, plus ample off-road parking, covered area and garage, currently configured as a workshop and storage area.

The property is well situated in a quiet Cul de sac close to the centre of this popular village, superbly positioned for both Grafham Water reservoir and access to major road and rail links.

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Price £285,000

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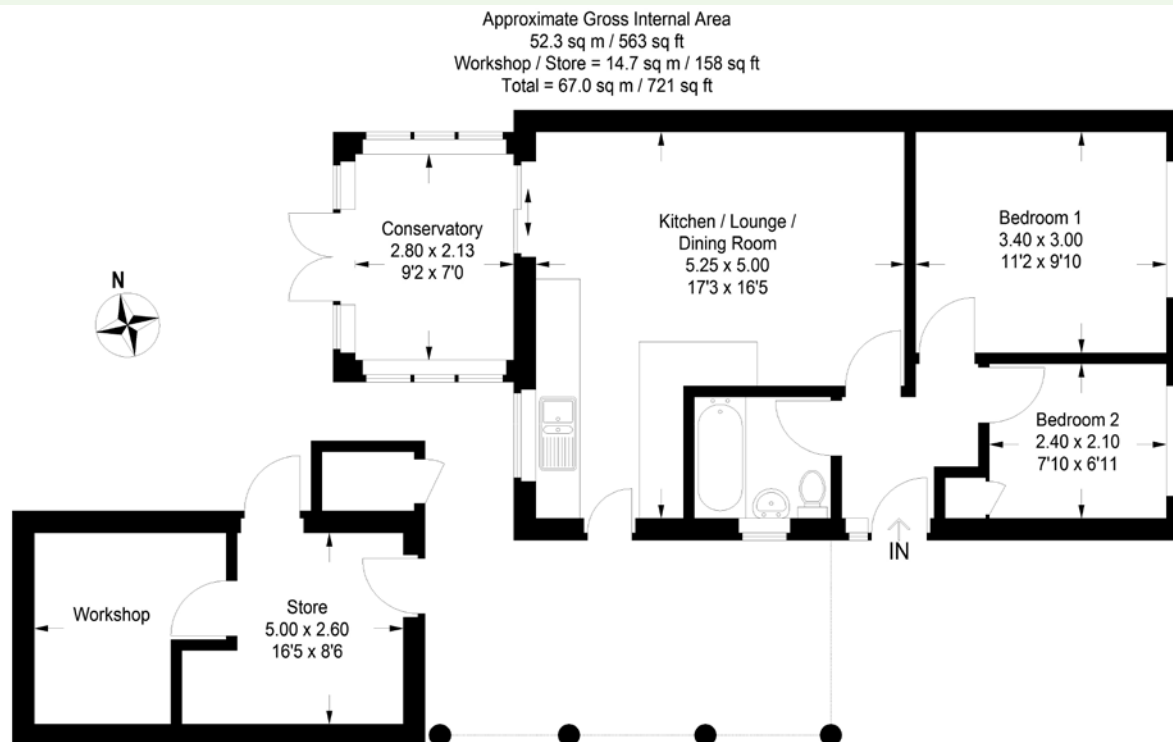


LOCATION

Situated on the edge of Grafham Water, the popular village of Perry boasts a village stores and pub/restaurant. The village is conveniently situated for access to both the A1 and recently upgraded A14, giving excellent road access with nearby Huntingdon and St Neots offering mainline stations to London's Kings Cross. Grafham Water reservoir offers a host of amenities including a cycle track, fishing, sailing and ornithology, plus a bar/restaurant.

Day to day shopping is available at nearby Buckden and Brampton, both around 3 miles away, and there are many country walks such as around the reservoir and the 26-mile Three Shires Bridleway.

Nearby Kimbolton boasts one of the area's leading private schools, along with the well-regarded Kimbolton Primary Academy. Amenities include shops and cafes, supermarket, garage, pubs/restaurant, Indian restaurant, chemist, doctors and dentist surgeries and veterinary practice.



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. (ID1204853)

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