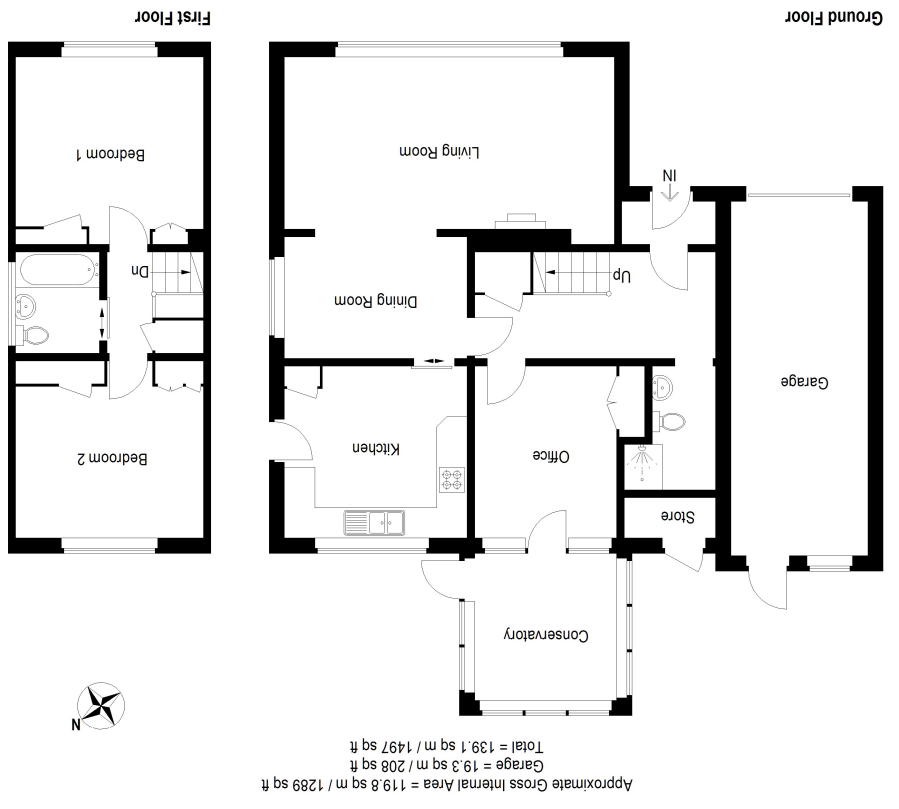


Huntingdon branch: 01480 414800
www.peterlane.co.uk Web office open all day every day

Huntingdon	St Neots	St Neots	Huntingdon
60 High Street	32 Market Square	32 Market Square	60 High Street
Tel: 01480 414800	Tel: 01480 406400	Tel: 01480 860400	Tel: 01480 414800
Mayfair Office	Kimbolton	Kimbolton	Kimbolton
Cashel House	24 High Street	Kimbolton	Kimbolton
15 Thayer St, London			
Tel: 0870 112 7099			



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. (ID1107444)
Housepix Ltd



- Beautifully Established Detached Chalet Home
- Mature And Private Gardens
- Prestigious Private Cul De Sac
- Offered With No Forward Chain And Vacant Possession
- Versatile Two Storey Accommodation
- Extensive Brick Paviour Driveway
- Desirable Village Location



Glazed Panel Door To

Entrance Hall

6' 3" x 3' 8" (1.91m x 1.12m)
Internal glazed door to

Reception Hall

15' 9" x 6' 7" (4.80m x 2.01m)
Stairs to first floor, understairs storage cupboard, radiator, coving to ceiling.

Shower Room

Fitted in a three piece suite comprising low level WC, pedestal wash hand basin with tiling, radiator, screened shower enclosure with independent shower unit fitted over.

Bedroom 3/Office

11' 6" x 8' 10" (3.51m x 2.69m)
Double cupboard, radiator, inner door to

Garden Room/Conservatory

11' 6" x 10' 2" (3.51m x 3.10m)
Of UPVC double glazed construction with door to garden terrace, ceramic tiled flooring.

Dining Room

11' 10" x 7' 10" (3.61m x 2.39m)
Coving to ceiling, UPVC window to side aspect, radiator, internal arch access to

Sitting Room

21' 4" x 10' 6" (6.50m x 3.20m)
Central York stone fireplace and hearth, TV point, telephone point, wall light points, coving to ceiling, UPVC picture window to front aspect.

Kitchen/Breakfast Room

UPVC window to rear aspect and glazed door to side aspect, fitted in a range of traditional base and wall mounted cabinets with complementing work surfaces and tiling, appliance spaces, single drainer one and a half bowl stainless steel sink unit with mixer tap, drawer units, gas and electric cooker points, double panel radiator, ceramic tiled flooring.

First Floor Landing

Access to insulated loft space, coving to ceiling.

Bedroom 1

12' 2" x 11' 6" (3.71m x 3.51m)
UPVC window to front aspect, radiator, extensive cupboard storage, coving to ceiling.

Family Bathroom

Fitted in a three piece suite comprising low level WC, pedestal wash hand basin, panel bath with shower unit over, UPVC window to side aspect.

Bedroom 2

12' 2" x 10' 6" (3.71m x 3.20m)
UPVC window to rear aspect, cupboard storage, radiator, coving to ceiling.

Outside

The property stands in mature and private gardens. The frontage is primarily lawned with an extensive brick paviour driveway giving parking provision for several vehicles accessing the **Single Garage** with up and over door, power, lighting and private door to the rear garden. The rear garden is pleasantly arranged with an extensive paved terrace, shaped lawn and ornamental shrubs and flower beds, outside lighting, external store and the garden is enclosed by mature hedgerow boundaries offering a good degree of privacy.

Tenure

Freehold
Council Tax Band - E

