



Great North Road, Little Paxton, Cambridgeshire. PE19 6FH







## 4 Bedroom Detached House

**£475,000 Freehold**

Stunning 1900sqft four double bedroom link detached house complete with four bathrooms, integrated Neff appliances, electric car charging point, generous garden and off street parking! Available now!

- Four double bedrooms
- Three ensuite bathrooms
- approx. 60ft rear garden
- Ample storage
- Garage
- Driveway
- Integrated Neff appliances
- Quartz worktops
- Electric car charging point
- EPC rating: B

**Ground Floor:****Entrance Hall:**

Oak effect doors to living room, kitchen and cloakroom. Two storage cupboards. Stairs to first floor. Underfloor heating.

**Cloakroom:**

Contemporary handwash basin with black fixtures, mixer tap and porcelain tile splashback. Low level w/c. UPVC double glazed obscured window. Underfloor heating.

**Living Room:**

Abt. 15' 1" x 11' 10" (4.60m x 3.61m) Sliding oak effect doors into dining room. UPVC double glazed window to front. Underfloor heating.

**Kitchen/ Dining Room:**

Abt. 15' 2" x 10' 10" (4.62m x 3.30m) Contemporary wall and base units with copper accents and Quartz worktops. Integrated Neff fridge/freezer and dishwasher. Neff eye-level 'slide and hide' double oven. Neff induction hob with an angled glass extractor over. Sunken sink with copper mixer tap over. Island with additional storage, wine cooler and two-seater breakfast bar. UPVC double glazed window over sink. UPVC double glazed door into garden. UPVC double glazed bi-folding doors into garden. Spotlights. Underfloor heating.

**Utility Room:**

Abt. 5' 1" x 6' 00 (1.56m x 1.84m). Contemporary base units with Quartz worktop. Sunken sink with copper mixer tap over. Free standing washer/dryer (included).

**First Floor:****Landing:**

Oak effect doors to bedrooms and family bathroom. Storage cupboard housing hot water tank.

**Master Bedroom:**

Abt. 13' 5" x 10' 3" (4.09m x 3.12m) Archway into dressing room. UPVC double glazed window to rear. Radiator.

**Dressing Room:**

Abt. 10' 4" x 9' 10" (3.15m x 3.00m) UPVC double glazed Velux windows. Radiator. Oak effect door to en-suite.

**Ensuite to Master**

Porcelain floor and wall tiles. Contemporary 'his and hers' vanity handwash basins with storage and black fixtures. Low level w/c. Bristan walk-in shower cubicle with black fixtures. LED non-mist mirror over sink. Extractor fan. Black heated towel rail. UPVC double glazed Velux windows.

**Bedroom Two:**

Abt. 17' 5" x 12' 5" (5.31m x 3.78m) Oak effect door to en-suite. UPVC double glazed window to front. Radiator.

**Ensuite:**

Porcelain floor and wall tiles. Contemporary vanity handwash basin with storage and black fixtures. Low level w/c. Bristan shower cubicle with black fixtures. LED non-mist mirror over sink. Extractor fan. Black heated towel rail.

**Bedroom Four:**

Abt. 13' 5" x 10' 9" (4.09m x 3.28m) UPVC double glazed window to rear. Radiator.

**Family Bathroom:**

Porcelain floor and wall tiles. Contemporary vanity handwash basin with storage and black fixtures. Low level w/c. Bath with Bristan shower over with black fixtures. LED non-mist mirror over sink. Extractor fan. Black heated towel rail.

**Landing:**

Oak effect doors to bedroom three and shower room. Storage cupboard.

**Bedroom Three:**

Abt. 15' 8" x 12' 8" (4.78m x 3.86m) UPVC double glazed Velux windows. Radiator.

**Shower Room:**

Porcelain floor and wall tiles. Contemporary vanity handwash basin with storage and black fixtures. Low level w/c. Bristan shower cubicle with black fixtures. Extractor fan. Black heated towel rail. UPVC double glazed Velux window.

**Outside:**

Approximately 60ft in length, the easterly facing rear garden is fully enclosed and beautifully finished with turf and porcelain tiled patio area. To the front is a driveway for 2-3 cars and a single garage with electric roller shutter door, electricity and lighting.

**About the Area:****Location:**

This property is conveniently located off the A1 in the village of Little Paxton , just 2.8 miles from St Neots. In the village you will find a Co-op store, premier shop, The Anchor pub, Jamaican House restaurant and Chinese takeaway. This home is also located just 0.8 miles from the beautiful Paxton Pits Nature Reserve which is open at all year round. It is a lovely place to visit for young and old alike, peaceful and quiet and great place to go with family, to walk the dog, birdwatch or ride your bike. It is made up of a series of lakes, meadows and woodland rich in wildlife, with guided accessible trails and a friendly visitor centre to rest your feet and stop off for a cup of tea and a bite to eat.



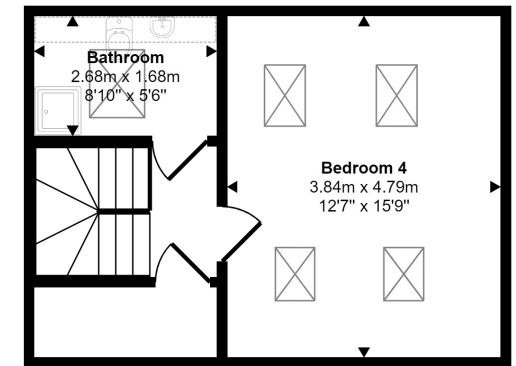
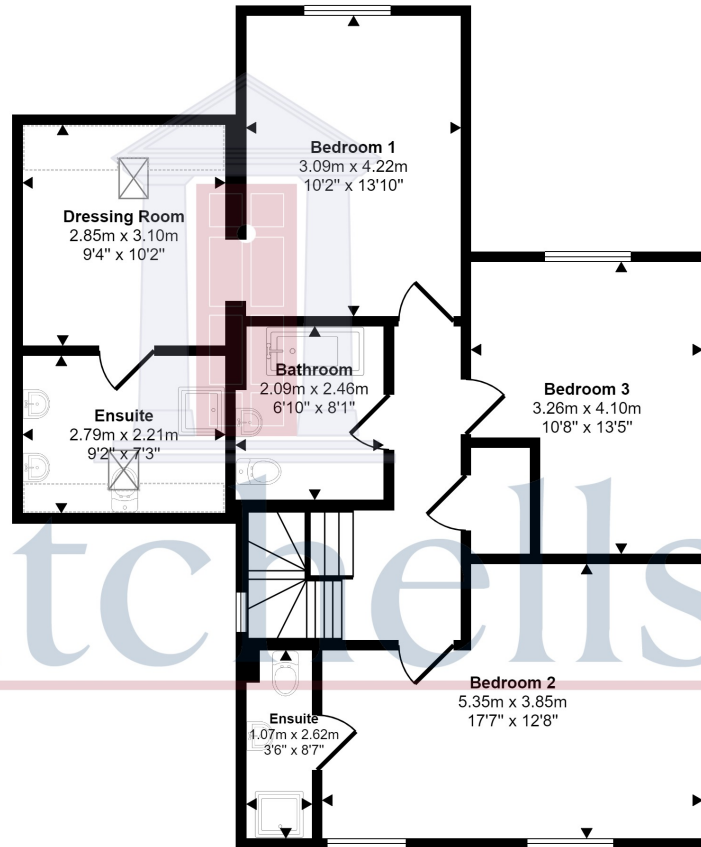
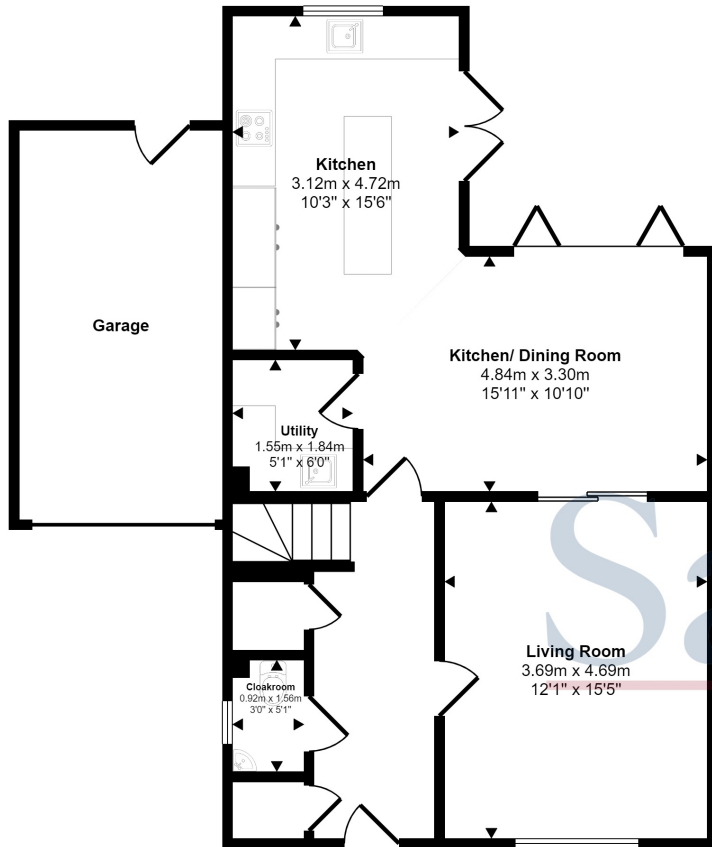




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Approx Gross Internal Area  
194 sq m / 2084 sq ft



Ground Floor  
Approx 81 sq m / 874 sq ft

First Floor  
Approx 81 sq m / 869 sq ft

Second Floor  
Approx 32 sq m / 341 sq ft

 Denotes head height below 1.5m

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