

A substantial and individual detached, family home. Situated within a small and quite cul de sac, overlooking the village cricket field. The property is offered for sale with the advantage of no onward chain and planning permission for an extension, further details of which can be viewed on South Cambs DC planning portal using ref; S/4087/17/FL. This four bedroom property features a beautiful and high quality modern kitchen with integrated appliance and separate utility room, two reception rooms and a study and an attractive four piece bathroom and an additional modern ground floor shower room. Sitting within a generous plot, with a double width driveway, double garage and a stream at the end of the garden.



ENTRANCE HALL Stairs to first floor, under stairs storage cupboard, doors off, inset spotlights to ceiling, radiator.

KITCHEN/DINER 15' 1" x 10' 4" (4.6m x 3.15m) Double glazed window to side and sliding patio doors to garden. Range of fully fitted wall and base units in high gloss finish with drawers under, rolled edge worktop surface over and tiled splashback, larder drawer, central island with further built-in storage. One and a half stainless steel sink unit and mixer tap, Rangemaster stainless steel dual oven and five ring gas hob, Siemens built-in coffee machine and Whirlpool combination microwave oven and grill, integrated dishwasher, space and plumbing for American style fridge/freezer (included in sale), inset spotlights to ceiling, double radiator, tiled floor.



DINING ROOM 12' 11" x 10' 8" (3.94m x 3.25m) Double glazed French doors to front, double radiator, door to living room.

LIVING ROOM 21' 10" x 11' 10" (6.65m x 3.61m) Double glazed windows to front and rear and vaulted ceiling, open fire with tiled half brick surround, two double radiators.



STUDY 10' 9" x 10' 4" (3.28m x 3.15m) Double glazed window to rear, double radiator.

GROUND FLOOR SHOWER ROOM Obscured double glazed window to side, WC, hand basin inset to vanity unit, walk in tiled shower cubicle with chrome fitting, fully tiled walls, chrome heated towel rail, extractor fan, tiled floor.



UTILITY ROOM 6' 6" x 4' 4" (1.98m x 1.32m) Obscured double glazed window to rear, butler sink with tiled splashback and chrome tap, built-in cupboard, plumbing and space for washing machine and tumble dryer, clothes drying rack, chrome heated towel rail, inset spotlights to ceiling.



FIRST FLOOR LANDING Double glazed window to front, doors off, loft access.

BEDROOM ONE 11' 10" x 10' 10" (3.61m x 3.3m) Double glazed window to front, two double built-in wardrobes with shelving and hanging, radiator.



BEDROOM TWO 11' 5" x 10' 10" (3.48m x 3.3m) Double glazed window to front, double built-in wardrobe with shelving and hanging, radiator.

BEDROOM THREE 10' 6" x 8' 5" (3.2m x 2.57m) Double glazed window to rear, two sets of double built-in wardrobes with shelving and hanging, radiator.

BEDROOM FOUR 10' 5" x 7' 4" (3.18m x 2.24m) Double glazed window to rear, two sets of double built-in wardrobes with shelving and hanging, radiator.

FAMILY BATHROOM Obscured double glazed window to rear, WC, glass hand basin inset to vintage drawer unit with chrome tap, corner quadrant tiled shower cubicle with chrome fitting, free standing roll top bath with chrome fitting, two chrome heated towel rails, extractor fan.



PARKING AND GARDENS To the front of the property is a lawned garden.

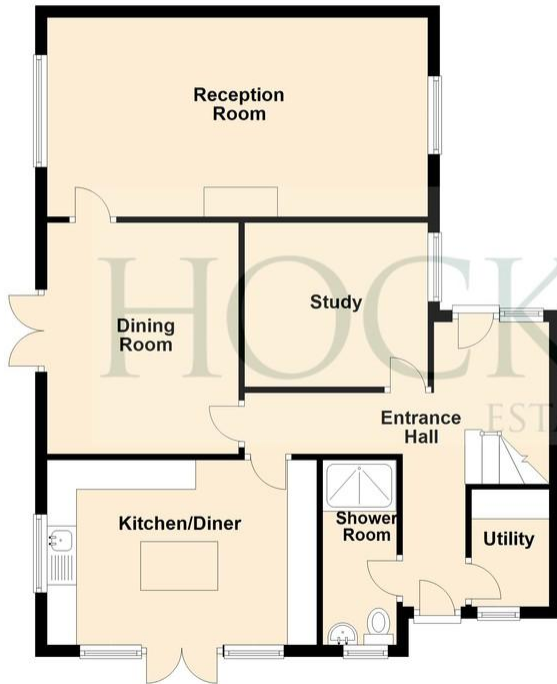
A double width driveway provides off road parking and leads to a double brick built garage with powered door, personal door to garden, power and light connected.

The rear garden is mainly laid to lawn, with fencing to the boundary.

To the rear of the property is a lawned area which extends behind the garage. A gated access leads to the side garden, an extensive lawned area enclosed by fencing and paved patio.



Ground Floor



First Floor



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6 Spiggots Close, Longstanton,
Cambridge, CB24 3EA

£525,000 Freehold

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