



Males Close, Cottenham, CB24 8SB
£410,000 Freehold

HOCKEYS
ESTABLISHED 1885



SUMMARY

A three bedroom detached bungalow situated at the back of a quiet cul-de-sac, available with no onward chain. The property benefits from an 'L' shaped lounge/diner with fireplace and French doors to the garden, a garage and driveway parking for two cars, and a wrap around garden to the front, side and rear.

INTERIOR

The accommodation comprises an entrance hall with access to the loft, an 'L' shaped lounge/diner with fireplace and French doors to the garden, a kitchen, shower room and three bedrooms.

EXTERIOR

The bungalow has lawned gardens to the front, side and rear with trees and bushes at the borders. To the side is a single garage with a double length driveway providing parking for two cars.

KEY FEATURES

- Quiet cul-de-sac position
- Wrap around garden to the front, side and rear
- Double length driveway
- Three bedrooms
- Shower room
- Energy Rating D
- Lounge with fireplace
- Dining room with French doors
- No onward chain





LOCATION

Cottenham is one of the largest villages in Cambridgeshire with many facilities available and a wide range of properties, from period town houses on the high street to more modern developments on the outskirts of the village. Transport links are excellent as the village is approximately 3 miles (4.83 kilometres) from the A10 and A14, in addition, the village has a regular bus service to both Cambridge and Ely.

Cottenham Primary School is located on Lambs Lane and Cottenham Village College provides both secondary schooling and a sixth form, as well as adult learning classes and numerous after school events.

Facilities include a gym, sports hall, tennis courts and sports field which are commonly used by the local community. Cottenham has a broad range of amenities including two doctor's surgeries, a dental surgery, a library, two mini supermarkets, a newsagent with a post office, pharmacy, butchers, bakers, community coffee shop, fish & chip shop, a hairdressers, barbers and beauty salon, two pubs, an Indian restaurant and a village hall.



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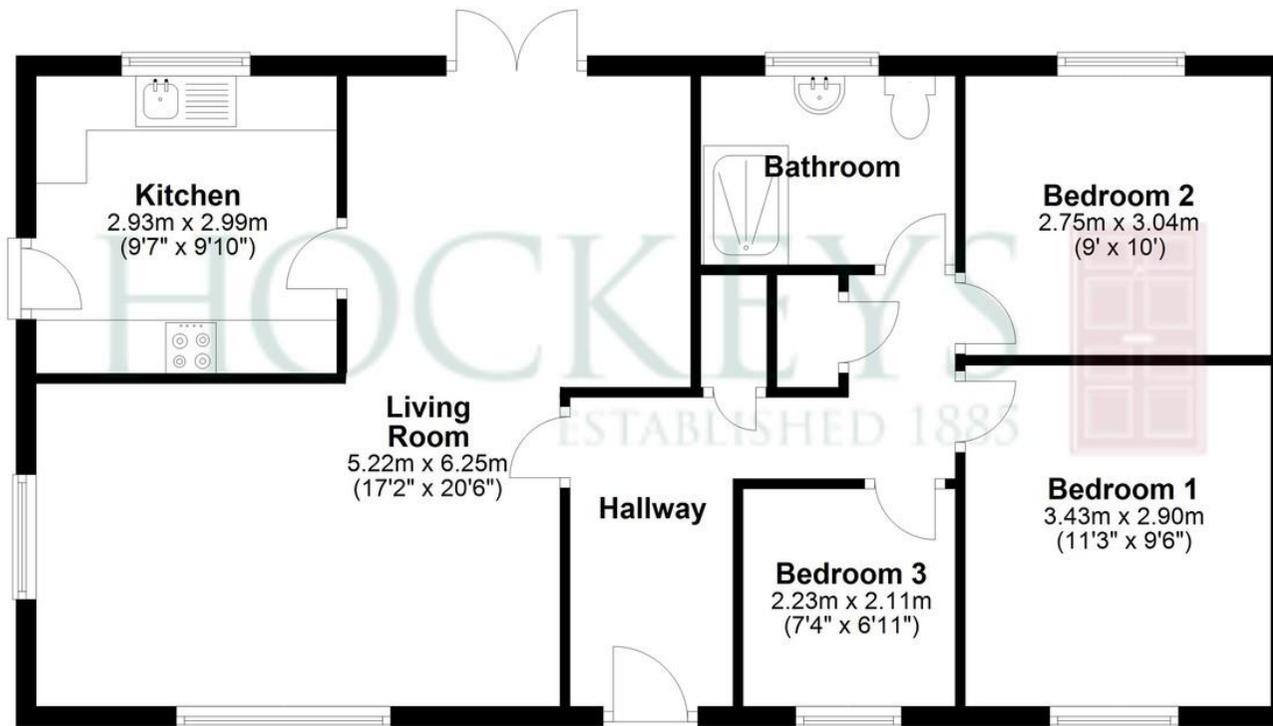
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Floor Plan

Approx. 75.7 sq. metres (814.6 sq. feet)



Total area: approx. 75.7 sq. metres (814.6 sq. feet)

Drawings are for guidance only
 Plan produced using PlanUp.

ADDITIONAL INFORMATION

Local Authority
 South Cambs District Council

Council Tax Band D
 2021/2022 Annual £2,089

Services
 Mains gas

Transport Links
 Access to Cambridge via A14, M11 and A10
 Guided Busway – Oakington and Histon
 Nearest Train Station - Waterbeach 4 miles,
 Cambridge North 6 miles

Energy Rating
 Energy Efficiency Rating D

Tenure & Possession
 Freehold

Vendors Position
 Chain Free

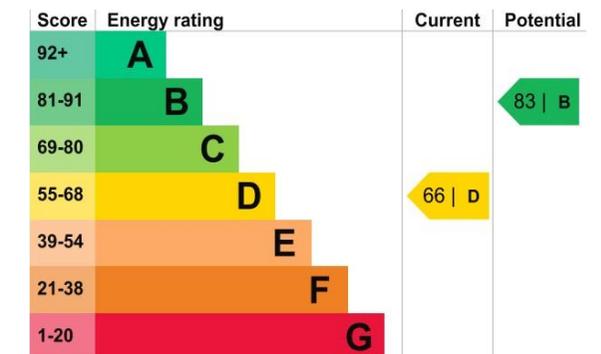


Illustration for identification purposes only; all rooms have been measured with electronic laser and are approximate measurements only and not to scale. None of the services to the above property have been tested by ourselves, and we cannot guarantee that the installations described in the details are in perfect working order. Hockey's Estate Agents for themselves, and for the vendors or lessors, produce these brochures in good faith, and are a guideline only. They do not constitute any part of a contract and are correct to the best of our knowledge at the time of going to press.