

Chapel Street, Potton, SG19 2PT

£425,000

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LATCHAM DOWLING

ESTATE AGENTS

SUBSTANTIAL FOUR BEDROOM CHARACTER HOME OFFERING OVER 2600 SQUARE FEET OF ACCOMMODATION ACROSS FOUR FLOORS AND CLOSE TO THE BUSTLING MARKET SQUARE

We are delighted to offer for sale this imposing four bedroom character filled home situated close to the heart of the town. The property is believed to date back to 1750 with additions being added circa 1900. There is an array of character features such as open fireplaces, high skirting boards, high ceilings, two staircases, original flooring and a cellar to name just a few.

The accommodation offers great family living. As you enter the property you are greeted with the entrance reception/room complete with original tiled flooring and open fireplace. The lounge is to the right as you enter complete with its feature fireplace which houses a log burner and high ceilings. There is a breakfast/utility room with "French" doors that lead to the rear garden. There is a separate dining room, w.c and a beautiful kitchen complete with original "Oak" dresser, "Rayburn" range which not only is used for cooking but controls the heating and water and a "Villeroy and Boch" double butler sink.

Upstairs there are four good sized double bedrooms. The master bedroom has the added benefit of an en- suite. Bedroom four houses a working "Victoria and Albert" fireplace. Off of bedroom three is a timber door that leads to a hidden staircase to a large attic room with its two replaced dormer windows and that lends itself to being converted to bedrooms (subject to the correct permissions being obtained).
Outside is a private walled rear garden with side access.

The home has been lovingly cared for by the current owners and over the years has undergone many improvements.

This very impressive home really needs to be viewed to be fully appreciated.

Entrance

Reception Hall/Room

Lounge

Breakfast Room/Utility room

























WC

Cellar

Kitchen

Dining Room

First Floor

Landing

Bedroom One

En Suite

Bedroom Two

Bedroom Three

Bedroom Four

Family Bathroom

Attic Room

Outside

Rear Garden

Chapel Street, Potton, Sandy, SG19

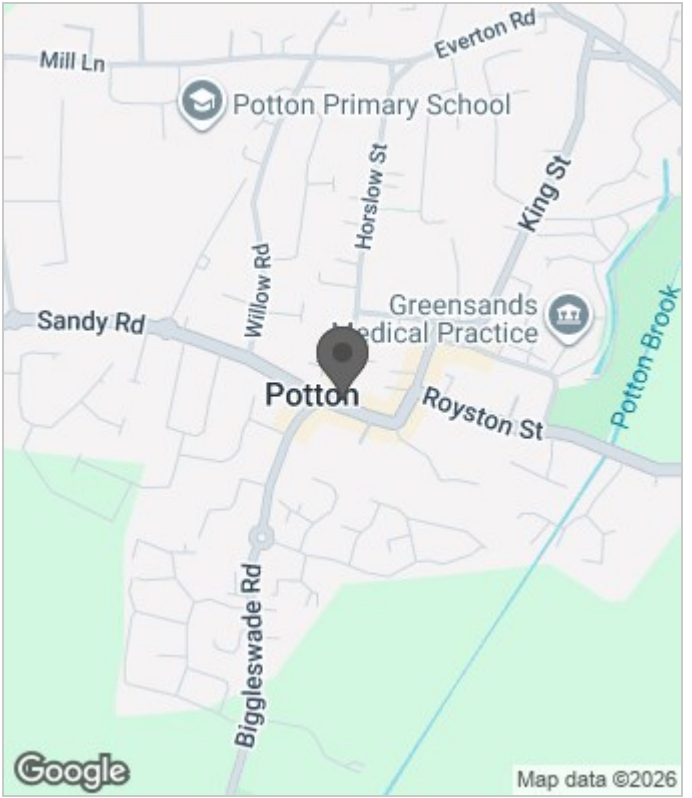
Approximate Area = 2613 sq ft / 242.7 sq m

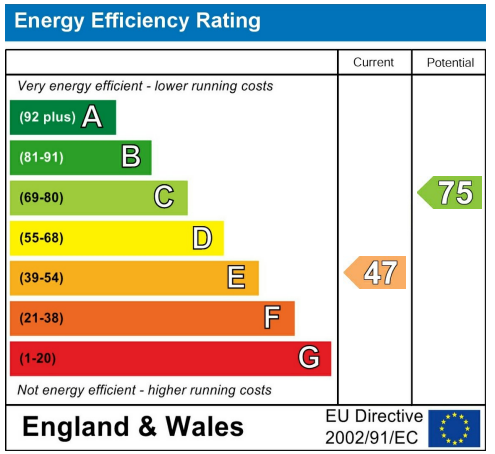
For identification only - Not to scale



RICS Certified Property Measurer

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2024. Produced for Latcham Dowling Ltd. REF: 1105136





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