2 Eversley Close, Cottenham, Cambridge, CB24 8SG

Guide Price £425,000 Freehold

REDMAYNE ARNOLD & HARRIS

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AVAILABLE TO PURCHASE WITH NO ONWARD CHAIN IS THIS THREE-BEDROOM, DETACHED BUNGALOW, IN NEED OF SYMPATHETIC IMPROVEMENT THROUGHOUT AND OFFERING POTENTIAL TO EXTEND SUBJECT TO THE RELEVANT PLANNING CONSENTS BEING GRANTED.

- Detached bungalow
- 3 beds, 1 bath, 1 recept
- 0.21 acres
- Garage, driveway and car port
- EPC -D 68
- 1302 Sqft / 121 Sqm
- Constructed approximately in the 1960's
- Gas fired central heating to radiators
- Six photovoltaic solar panels
- Council tax band - F

Constructed around the 1960s, this generous three-bedroom bungalow measures approximately 1302 Sqft / 121 Sqm and provides generous living accommodation over one level. The property needs cosmetic improvement throughout and comprises of three bedrooms, each with built in wardrobes and a spacious reception room which measures 32ft in length and has triple aspect windows, filling the room with large levels of natural light. Completing the internal accommodation is a generous kitchen which opens onto the dining area, a separate utility/boot room, a bathroom with a walk-in shower and a separate WC.

Externally - The property occupies a plot of approximately 0.21 acres and benefits from a garage, a generous car port measuring 25ft in length and a brick-built garden room which could be used as a studio/potting shed. To the front of the property is driveway parking for two vehicles and a front lawn with a pathway leading through to the front door. The rear garden of the property is predominantly laid to lawn with a paved area along the rear of the property and an array of shrubs, trees and plants located along the borders.

Location
Cottenham is a large & thriving village located approximately 6 miles north of Cambridge with many excellent facilities including a wide variety of local shops. The village benefits from a Co-operative store, Cost cutter, Post Office, greengrocer, hairdresser, car garages and pharmacy. In addition, there are two GP surgeries, a dental surgery, library and thriving community centre. Cottenham boasts four public houses and various restaurants including an award-winning Indian restaurant.

Schooling is available nearby at Cottenham Primary School and Cottenham Village College. Cambridge is easily accessible with cycle paths back to the city and the Science/Business parks, a regular Citi 8 bus service and the A14 providing access to the M11 & A1 commuter roads. The Guided Busway can be accessed via the nearby villages of Histon and Oakington.

Tenure
Freehold

Services
Mains services connected included: gas, electricity, water and mains drainage.

Statutory Authorities
South Cambridgeshire District Council
Council tax band - F

Fixtures and Fittings
Unless specifically mentioned in these particulars all fixtures and fittings are expressly excluded from the sale of the freehold interest.

Viewing
Strictly by appointment through the vendor's sole agents, Redmayne Arnold and Harris

Floor Plan

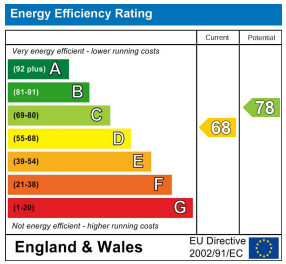
Approx. 121.0 sq. metres (1302.8 sq. feet)

Outbuilding

Approx. 0.0 sq. metres (0.0 sq. feet)

Total area: approx. 121.0 sq. metres (1302.8 sq. feet)

Drawings are for guidance only
Plan produced using PlanUp.



These sales particulars do not constitute, nor constitute any part of, an offer or contract. If there is any matter which is of particular importance to you or if you wish to make an appointment to view please contact our office prior to undertaking travel. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings.