

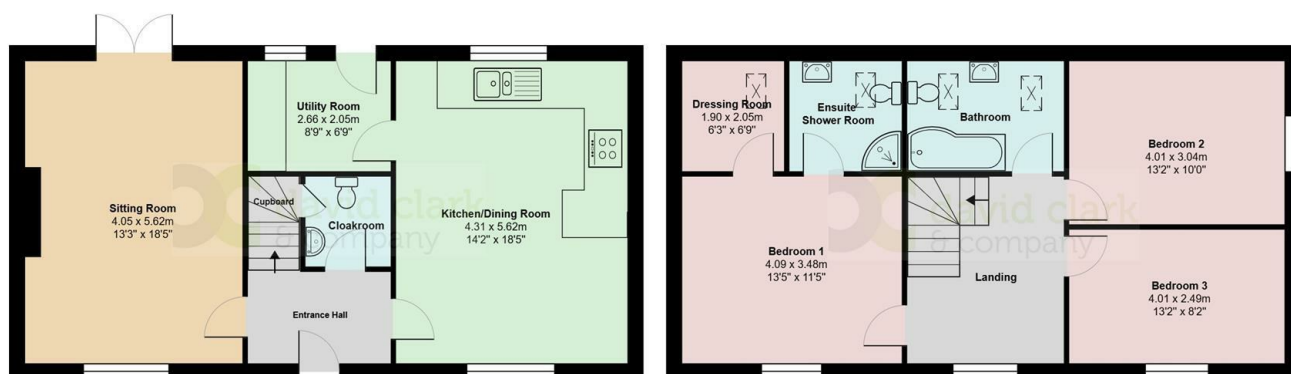
Prospect House, 3a St Thomas Place, Ely,  
Cambs., CB7 4EX  
01353 665020 | sales@clarkhomes.co.uk  
clarkhomes.co.uk



14A The Hythe, Littleport, CB6 1QA  
Asking Price £325,000

 3  2  1  B





About 126.2 m<sup>2</sup> ... 1359 ft<sup>2</sup>  
All dimensions / floor plans are approximate and should not be relied upon.

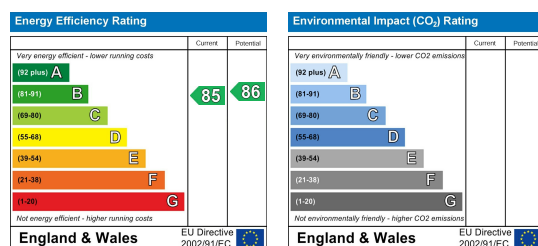
- Individual, Modern Detached House in Non-Estate Location
- Dual Aspect Sitting Room With French Doors to Garden & Cloakroom
- 3 Double Bedrooms & Bathroom
- En Suite Shower & Dressing Room to Bedroom 1
- Parking, Single Garage & Enclosed Garden
- Accommodation Extending to 126 sq m (1.359 sq m)
- Spacious Kitchen/Dining Room & Utility Room
- Gas Fired Heating to Radiators
- Upvc Sealed Unit Double Glazed Windows
- Immediate Possession - NO ONWARD CHAIN

A larger than average and well presented, modern 3 bedroom detached house situated in a non-estate location close to the town centre. Arranged over two floors the accommodation, in brief, comprises:- entrance hall, cloakroom, dual aspect sitting room, spacious kitchen/dining room and utility room at ground floor level, landing, bathroom and 3 double bedrooms to first floor, with the main bedroom having an en suite shower room and dressing room. Heating is gas fired to radiators and the windows are Upvc sealed unit double glazed. There is off road parking and a single garage to the side and an enclosed garden to the rear. The Council Tax rating is currently Band D and the EPC rating is currently Band B. For those wishing to move quickly the property offers immediate possession with no onward chain.

Littleport is a well served village situated about 6 miles north of Ely. There is a good range of facilities including dentist, doctor's surgery, supermarket, sports centre and schools catering for all ages. There is also a mainline railway station with regular services to Ely, Cambridge and London. More extensive facilities are available in nearby Ely.

Directions to the property using What3Words.  
Enter the link in your browser then click on  
Waze or Google Maps:

<https://w3w.co/became.requires.crunches>



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