

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



127 St. John's Road, Ely, CB6 3BW  
Asking Price £325,000





About 106.0 m<sup>2</sup> ... 1141 ft<sup>2</sup>

All dimensions / floor plans are approximate and should not be relied upon.



- Older Style Semi-Detached House in Non-Estate City Location
- Extensively Refurbished Throughout in Recent Years
- Sitting Room, Dining Room & Spacious Garden Room
- Stylish Re-Fitted Kitchen & Bathroom
- 3 Good Sized Bedrooms
- Gas Fired Radiator Heating
- Upvc Double Glazed Windows
- Off Road Parking & Single Garage
- Good Sized South Facing Garden to Rear
- IMMEDIATE POSSESSION - NO ONWARD CHAIN



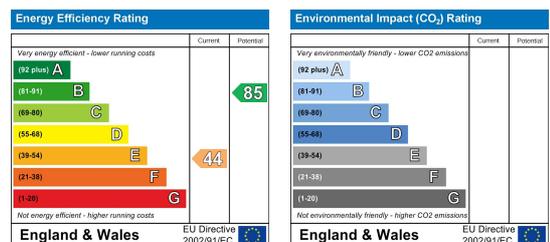
An extremely well presented older style semi-detached house having been extensively refurbished in recent years. Significant improvements include the re-fitting of the kitchen and bathroom, new central heating boiler, re-wiring, damp proofing, recarpeted and redecorated throughout. Arranged over two floors the accommodation, in brief, comprises:- sitting room, dining room, kitchen, garden room and cloakroom at ground floor level, 3 bedrooms and a bathroom at first floor level. Heating is gas fired to radiators and the windows are Upvc sealed unit double glazed. There is an open plan garden to the front and a good sized, south facing garden to the rear, together with off road parking and a single garage. Mains water, electricity and gas are connected to the property and sewage is via a cesspit shared with number 131 St John's Road. The Council Tax rating is currently Band B and the EPC rating is currently Band E.

The property is particularly well placed for access to St John's Community Primary School and Ely leisure, a complex on the western outskirts of the city, which includes various eating establishments, cinema, sports centre, swimming pool together with sporting activities including golf, squash and tennis. Ely offers a good range of day-to-day amenities, several weekly markets and a mainline railway station with services to Cambridge, London, Birmingham and the north.



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

<https://w3w.co/rosette.units.postings>



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