



Offers In Excess Of
£240,000
Church Street
St. Neots, PE19 2BS

- Two Double Bedrooms
- Period Character Home
- Two Reception Rooms
- Kitchen/Breakfast Room

- Refitted First Floor Bathroom
- Courtyard Garden
- Very Close to Town Centre
- No Chain

2 

1 

2 



PROPERTY SUMMARY

No Chain. IDEAL for FIRST PURCHASE or INVESTMENT

harveyrobinson Estate Agents St. Neots are delighted to offer for sale this WELL PRESENTED and MUCH IMPROVED, PERIOD COTTAGE, situated very CLOSE to the TOWN CENTRE. This Character Home has undergone recent improvement including some décor, flooring and a NEW BATHROOM. It is well situated near Coneygeare Park and the Conservation Area ideal for riverside walks, as well as other local amenities with the town which is very close by. There are good transport links via the A1 and A428 and is perfectly positioned for commuters wanting a NON-ESTATE location. This VERSATILE home comprises SEPARATE LOUNGE and DINING ROOM, fitted Kitchen Breakfast Room, upstairs there a TWO DOUBLE BEDROOMS and a REFITTED BATHROOM. To The Rear there is an Enclosed Courtyard Area. Contact harveyrobinson St Neots to arrange a viewing.



GROUND FLOOR

LOUNGE

DINING ROOM

KITCHEN/BREAKFAST ROOM

FIRST FLOOR

LANDING

MASTER BEDROOM

BEDROOM TWO

REFITTED BATHROOM





OUTSIDE

COURTYARD GARDEN

Note: Three properties to the right have a right of way across the garden to access their back gardens if necessary.

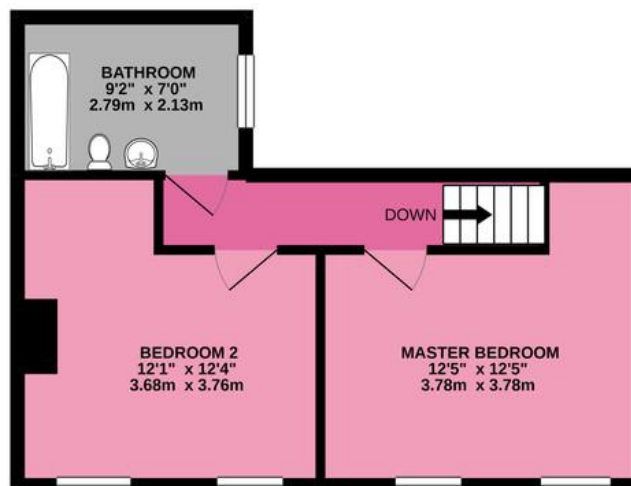




GROUND FLOOR
375 sq.ft. (34.8 sq.m.) approx.



1ST FLOOR
363 sq.ft. (33.7 sq.m.) approx.



TOTAL FLOOR AREA : 737 sq.ft. (68.5 sq.m.) approx.
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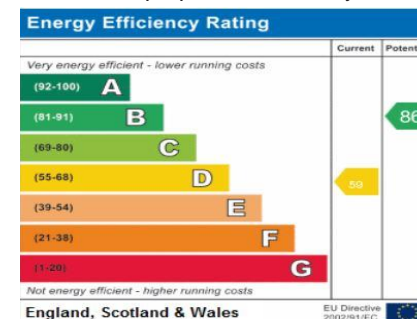
FAQ

Property Built: Approx. 1905
Onward Movements: Vacant, ex-rental property.
Rear Garden: East Facing
Primary School: St Marys
Secondary School: Ernulf
Council Tax: Band A
Loft: Not boarded
Water Meter: Yes (under kitchen sink)
Estimated Rental Income: £895pcm

Want to know how much your home is worth?
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For free whole of market mortgage advice please call the team to book your appointment

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements



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