



HARVEY ROBINSON

£445,000

Roundhouse Drive

Perry, PE28 0DJ

- Three Bedrooms
- Detached Bungalow
- Immaculate Condition
- Re-fitted Kitchen

- Conservatory
- Landscaped Gardens
- Two Shower Rooms
- Large Garage



## PROPERTY SUMMARY

Harvey Robinson estate agents in St Neots are delighted to be marketing this immaculately presented three-bedroom bungalow, located in a quiet cul-de-sac with views over Grafham Water. The property has been modernised by the current owner to include a re-fitted kitchen, re-fitted shower room, replacement UPVC double glazed doors and windows, landscaped gardens including a resin driveway for several cars, new flooring, and decoration throughout. The accommodation comprises of an entrance hall, two shower rooms, three bedrooms, a large lounge/diner, conservatory, and a kitchen. There is a door from the kitchen leading to a larger than average garage, in turn there is a door from the garage to the low maintenance rear garden. This is a beautifully maintained bungalow, and an early viewing is advised to appreciate this fantastic home. Please call our St Neots branch for further information.



## LOCATION & AMENITIES

The property is ideally located within the popular village of Perry, with amenities including a local shop, post office, and pub/restaurant only a few minutes' walk away. The location also provides easy access to the A1 and a short drive to the market towns of Huntingdon and St Neots, which both have mainline train stations providing access to London Kings Cross within less than an hour.

The property is a stone's throw from the scenic walks and stunning lake views of the Grafham Water reservoir. Sporting a highly regarded Sailing Club, Grafham Water also includes a panoramic 13.7km circular biking and walking trail, several Fishing and Water Sports Clubs, Nature and Wildlife Reserves and an Aqua Park.

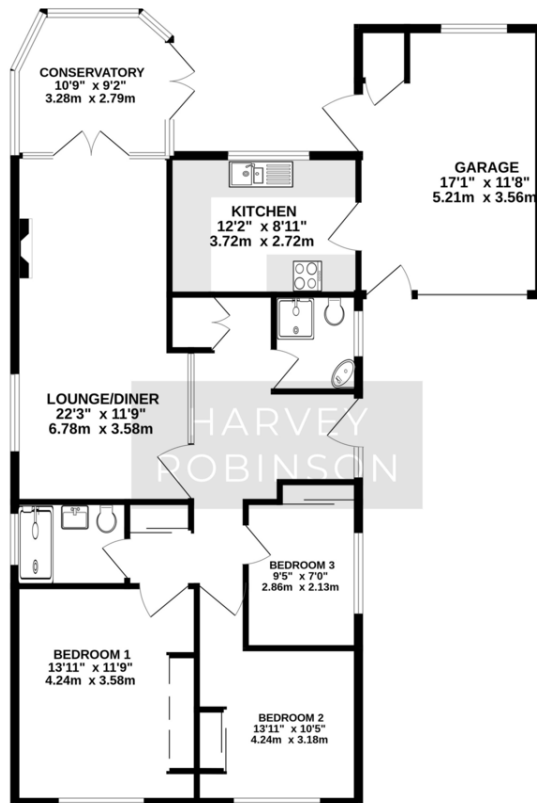








GROUND FLOOR  
1206 sq.ft. (112.1 sq.m.) approx.



TOTAL FLOOR AREA: 1206 sq.ft. (112.1 sq.m.) approx.  
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Please note we have not tested any apparatus, fixtures, fittings, or services. Interested parties must undertake their own investigation into the working order of these items. All measurements are approximate, and photographs provided for guidance only.

EPC: Awaiting

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

HARVEY ROBINSON

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