



HARVEY ROBINSON

Offers In Excess Of
£365,000

Eaton Close
Eaton Ford, PE19 7DE

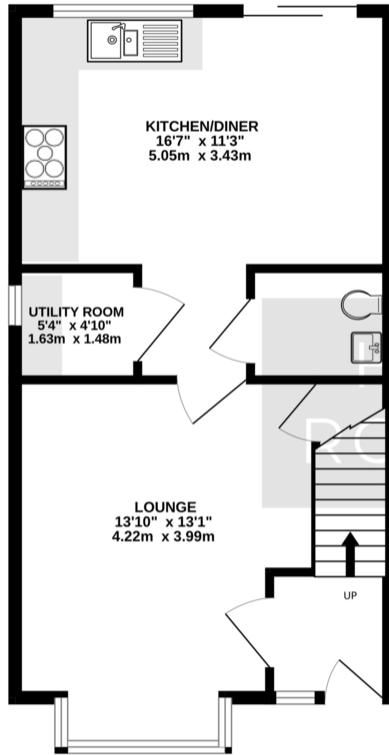
PROPERTY SUMMARY

Harvey Robinson estate agents in St Neots are delighted to be offering for-sale this Campbell Buchanan built three-bedroom home located on a small development with the sought-after Eaton Ford area. This modern home has been built to a high specification and has been well maintained by the current owners who have lived here since the property was constructed in 2017. The accommodation comprises an entrance porch, lounge, utility room, cloakroom, and a kitchen/diner to the ground floor. To the first floor there are three bedrooms, the master bedroom has a re-fitted en-suite, and a family bathroom. Outside there are two allocated parking spaces, and a low maintenance enclosed rear garden. Please contact our St Neots office to arrange a viewing.

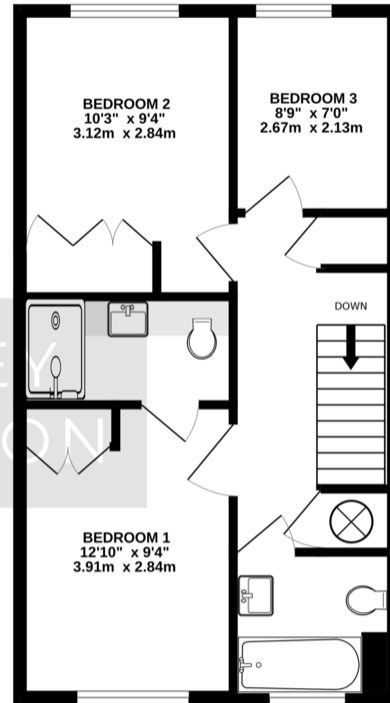




GROUND FLOOR
502 sq.ft. (46.6 sq.m.) approx.



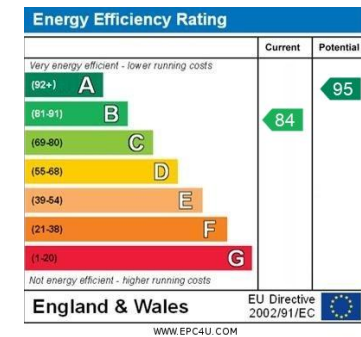
1ST FLOOR
483 sq.ft. (44.9 sq.m.) approx.



TOTAL FLOOR AREA: 985 sq.ft. (91.5 sq.m.) approx.
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FAQs

Postcode for SatNav: PE19 7DE
 What3Words location: ///flotation.relaxing.rec over
 Council tax: C
 Age of property: 2017
 How long have the owners lived here: Since new
 Vendors onward movements: Upsizing, unsure if an
 onward purchase will be tied in to the sale
 Garden aspect: South
 Primary catchment: Crosshall
 Secondary catchment: Longsands
 Water meter: Yes
 Development maintenance charge: £82 per month
 Loft: Boarded with light and ladder
 Boiler: Installed in 2017, it has a service history



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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