



HARVEY ROBINSON

Offers In Excess Of
£550,000

17 Top Birches

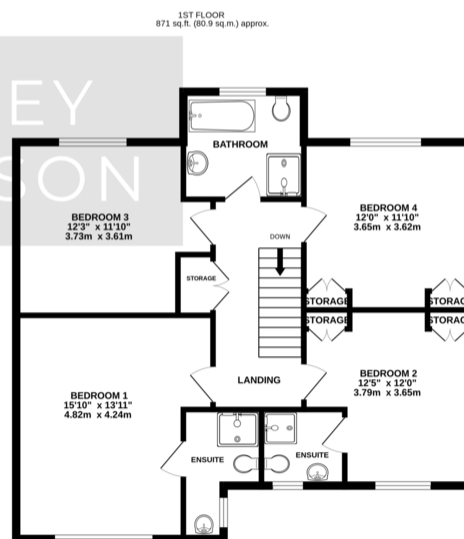
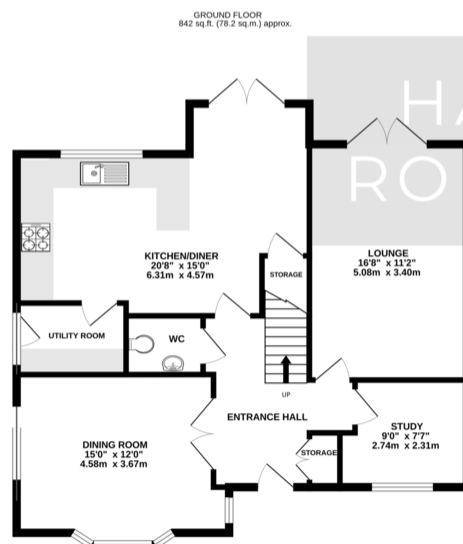
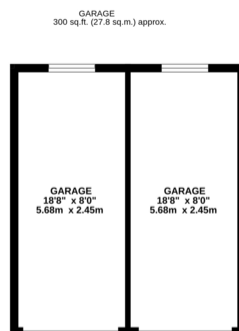
St Neots, PE19 6BD

PROPERTY SUMMARY

Harvey Robinson estate agents in St Neots are delighted to be marketing this immaculately presented four-bedroom family home located in Loves Farm. The property is in a traffic free location and fronts on to a small green and wooded area providing a good degree of privacy. The accommodation comprises of an entrance hall, cloakroom, study, lounge, dining room, kitchen/diner, and utility room to the ground floor. To the first floor there are four double bedrooms, two with en-suite, and a family bathroom. Outside there is an enclosed rear garden with gated access to a courtyard where there are two garages located underneath a coach house. Please contact our St Neots branch to arrange a viewing.



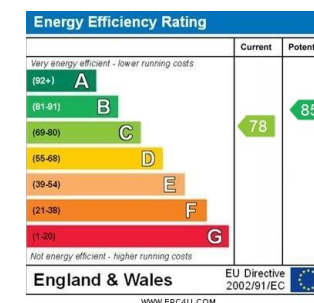




TOTAL FLOOR AREA : 2012 sq.ft. (186.9 sq.m.) approx.
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FAQs

Property Tenure: Freehold
Postcode for SatNav: PE19 6BD
What3Words Location: ///accompany.awesome.pint
Property built: 2011
Council tax: F
How long have the owners lived here: 10 years
Reason for moving: Moving closer to family- out of area
Boundary fence responsibility: Right (with back to the property)
Garden aspect: South
Garages: Located under the coach house in the parking area, the garages are leasehold with a ground rent of £50 per year.
Water meter: Yes
Loft: Not boarded, no light or ladder
Estate maintenance charge: £289.99 per annum, reviewed annually



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

OFFICE ADDRESS

22 Market Square, St Neots,
Cambridgeshire, PE19 2AF

CONTACT

01480 454040
stneots@harveyrobinson.co.uk
www.harveyrobinson.co.uk