

Harvest Road, Trumpington Cambridge Offers over £900,000 Freehold



Key Features

📇 4 🛁 5 🔛 B 🎰 G

- Exceptional four bedroom townhouse overlooking Viridis Park
- Award winning parkland development close to nature and wildlife parkland
- Stunning open-plan kitchen / dining / living space with statement island
- roof terrace

Built by award-winning developers Countryside Homes, this immaculately presented and enhanced residence offers over 2016 sq. ft of versatile accommodation, ideal for modern family life.

The ground floor opens with a welcoming entrance hall, featuring high-quality finishes throughout. A cloakroom and a discreet utility cupboard with washing machine and dryer offer practical convenience. At the rear, an open-plan kitchen, dining, and family space unfolds - bathed in natural light and showcasing a high-specification kitchen with integrated appliances including drinks cooler plus island/breakfast bar. The space flows effortlessly into the beautifully maintained southfacing rear garden, creating a tranquil and secluded environment for both everyday living and







hosting.

On the first floor, a generous dual-aspect reception room offers access to a roof terrace. The principal suite is a haven of comfort, boasting a dedicated dressing room with bespoke twin wardrobes, an en-suite with a walk-in rainfall shower and access to the roof terrace. A further guest cloakroom completes the firstfloor accommodation.

The second floor comprises three additional double bedrooms, all impeccably presented. Bedroom two benefits from an en-suite shower room, while the remaining bedrooms are served by a contemporary family bathroom. A second balcony provides views over the park.

Externally, the landscaped rear garden is thoughtfully designed with mature planting, manicured lawn, and a tranquil atmosphere. A private carport, with a recently installed electric shutter, offers secure parking for two vehicles.

Located in the highly sought-after area of Trumpington, this exceptional property lies within catchment area for several outstanding primary and secondary schools and is ideally placed for prestigious local education, fast transport links, and beautiful green spaces.

Entrance hall

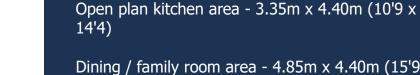






Ground Floor

First Floor



Dining / family room area - 4.85m x 4.40m (15'9 x 14'4)

First floor landing

Ground floor WC

Living room - 5.05m x 4.40m (16'5 x 14'4)

Bedroom one - 4.50m x 3.65m (14'7 x 11'9)

Dressing area - 2.03m x 2.03m (6'6 x 6'6)

En-suite

Roof terrace - 3.35m x 3.65m (10'9 x 11'9)

First floor WC

Second floor landing

Bedroom two - 3.20m x 3.70m (10'4 x 12'1)

En-suite

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

To view this property call Sharman Quinney on: 01223 844760

Selling your property?

Contact us to arrange a FREE home valuation.

V 01223 844760

<u>&</u>

49 Woollards Lane, Great Shelford, CAMBRIDGE, Cambridgeshire, CB22 5LZ

greatshelford@sharmanquinney.co.uk



www.sharmanquinney.co.uk



SCAN ME



Sharman Quinney Holdings Limited is registered in England and Wales under company number 4174227, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

1: These particulars do not constitute part or all of an offer or contract. 2: The measurements indicated are supplied for guidance only and as such must be considered incorrect. 3: Potential buyers are advised to recheck the measurements before committing to any expense. 4: Sharman Quinney has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working condition of any appliances. 5: Sharman Quinney has not sought to verify the legal title of the property and buyers must obtain verification from their legal representative. 6: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask your co-operation in order that there will be no delay in agreeing the sale. Ref: GTS102904 - 0008

