



Finchs Field, Little Eversden, CB23 1HG

CHEFFINS

Finchs Field

Little Eversden,
CB23 1HG

- Detached Single Storey Residence
- Three Bedrooms
- Open Plan Living/Dining Room
- Kitchen/Breakfast Room
- Garage & Utility Room
- Wealth Of Off Road Parking
- Private Rear Garden

A beautifully presented and exceptionally stylish detached single-storey home, offering thoughtfully designed and versatile living accommodation. Set in a peaceful and picturesque position at the heart of this charming village, the property enjoys a private rear garden, ample off-road parking, and convenient access to Cambridge and major commuter routes.

3 2 2

Guide Price £600,000





LOCATION

Finchs Field enjoys a superb setting in the desirable village of Little Eversden, nestled amidst scenic countryside yet offering excellent access to Cambridge and key transport routes. The village itself is home to a doctors' surgery, village hall, and a network of picturesque walking and cycling routes. Nearby Great Eversden and neighbouring villages such as Comberton and Haslingfield offer further everyday amenities including a village shop, Post Office, pub, and well-regarded primary schools. The area also benefits from access to Comberton Village College, rated Outstanding by Ofsted, and an excellent choice of independent schools in Cambridge. For commuters, the A603 and M11 are easily accessible, and Cambridge city centre and mainline station are within a short drive, offering direct connections to London King's Cross and beyond.

STORM PORCH

covering panelled glazed entrance door leading through into:

ENTRANCE HALL

with engineered oak flooring, coved ceiling, inset LED downlighters, large loft access with fitted ladder, built-in storage cupboard, radiator, further built-in storage cupboard accessed via panelled door fitted with shelving, and panelled doors leading into respective rooms.

OPEN PLAN SITTING/DINING ROOM

with continuation of engineered oak flooring from hallway, centrally positioned woodburning stove with wooden mantel and stone hearth, radiator, wall mounted uplighters, full width set of double glazed sliding doors providing views over the garden and also provides access for entertaining and relaxing.

OPEN PLAN KITCHEN/BREAKFAST ROOM

Kitchen comprises a collection of both wall and base mounted storage cupboards and drawers fitted with a soft closing feature with wood effect rolltop work surface with inset stainless steel one and a quarter bowl sink with hot and cold mixer tap, drainer to side, John Lewis induction hob with glazed splashback, extractor hood above, adjacent integrated John Lewis double oven, space for fridge/freezer, space and plumbing for dishwasher and washing machine, further storage units include open wine storage, base mounted Grant oil fired boiler providing hot water and heating for the property, coved ceiling, inset LED downlighters, tiled flooring, double glazed window overlooking garden, full height radiator, opening through into Breakfast Room with continuation of the work surface creates a breakfast bar for informal dining, radiator, tiled flooring, further storage cupboard, inset LED downlighters, double glazed sliding doors leading out onto garden. Panelled glazed door leading through into:

INNER LOBBY FROM KITCHEN

with door leading out to the front, tiled effect flooring which leads round to:

UTILITY AREA

with base mounted storage cupboard with stone effect rolltop work surface with inset stainless steel one and a quarter bowl sink with hot and cold mixer tap, drainer to side, space and plumbing for additional fridge and dryer, panelled glazed stable style door out onto garden and sliding door accessing the GARAGE fitted with power and lighting.

PRINCIPAL BEDROOM SUITE

continuation of engineered oak flooring from the hallway, coved ceiling, full height built-in wardrobes fitted with railings and shelving, radiator, double glazed window to front aspect, panelled sliding door leading through into:

ENSUITE SHOWER ROOM

comprising of a three piece suite with large walk-in shower cubicle with dual mounted shower head and glazed shower partition, low level w.c. with concealed dual hand flush, wash hand basin with hot and cold mixer tap, tiled splashback, tiled flooring, heated towel rail, wall mounted mirror, shaver point, extractor fan, inset LED downlighters.

BEDROOM 2

with coved ceilings, radiator, engineered oak flooring, double glazed window to front aspect.

BEDROOM 3

with continuation of the engineered oak flooring, coved ceiling, radiator, LED downlighters, double glazed window to front aspect.

FAMILY BATHROOM

comprising of a four piece suite with panelled bath with hot and

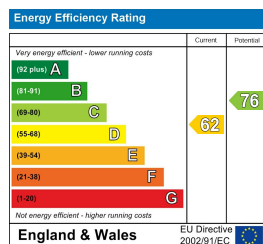
cold mixer bath with shower head attachment, walk-in shower cubicle with dual wall mounted shower head and glazed shower partition, low level w.c. with concealed dual hand flush, wash hand basin with hot and cold mixer tap, tiled surround, stone effect upstand, heated towel rail, tiled flooring, airing cupboard housing hot water cylinder, inset LED downlighters, extractor fan, double glazed window fitted with privacy glass out onto side aspect.

OUTSIDE

To the front the property is approached off Finchs Field via a dropped tarmac kerb leading onto a gravelled driveway with enough parking for multiple vehicles and then leads onto a small block paved covered parking space with a paved pathway leading to the entrance door, a small set of double doors into the garage and side door into the utility/lobby. The remainder of the front garden is principally laid to lawn with a number of mature shrubs and flowering plants creating an excellent sense of privacy to the front.

To the rear of the property is an exceptionally private garden principally laid to lawn with a large paved patio area led directly off the rear part of the property providing a wonderful space to both relax and entertain and is bordered by well stocked bedding which nicely leads onto the lawned area which in turn is also bordered by well manicured and well stocked bedding full of mature shrubs, trees and flowering plants and is enclosed via mostly timber fencing, small timber storage shed behind the set of double doors providing access into the Garage.





Guide Price £600,000

Tenure - Freehold

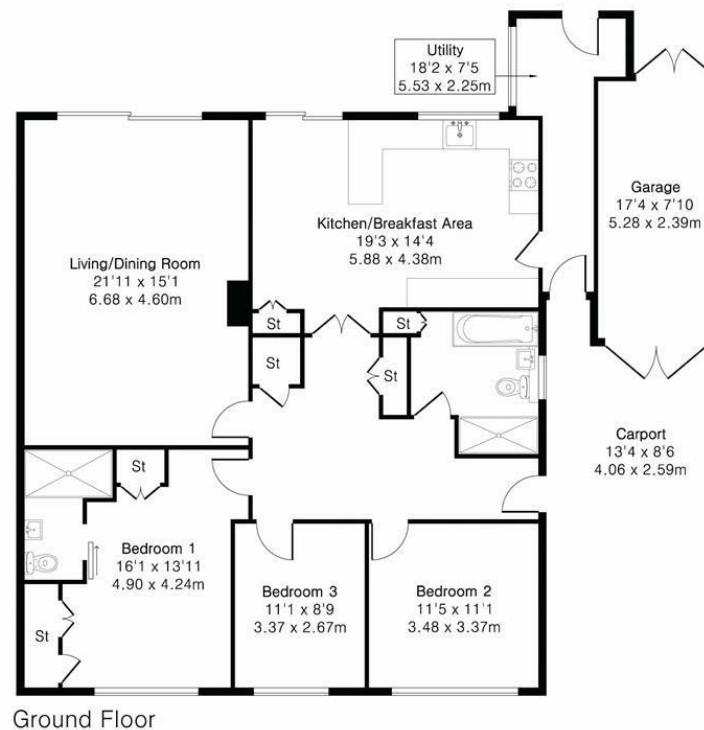
Council Tax Band - E

Local Authority - South Cambridgeshire District

Council

Approximate Gross Internal Area 1401 sq ft - 130 sq m

Garage Area 136 sq ft - 13 sq m



Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only as defined by RICS code of measuring practise. No guarantee is given on total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



Agents Note: Stamp Duty thresholds have and are changing imminently. Please familiarise yourself with the current thresholds and timescales before moving forward with any transactions.

More details can be found at: <https://www.gov.uk/stamp-duty-land-tax>.

For more information on this property please refer to the Material Information Brochure on our website.

Clifton House 1-2 Clifton Road, Cambridge, CB1 7EA | 01223 214214 | cheffins.co.uk



CHEFFINS

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.