



Oilmills Road, Ramsey Huntingdon
£233,000 Freehold

**Sharman
Quinney**

Key Features



- Electric Vehicle Charging Point
- Underfloor Heating Throughout Downstairs
- Air Source Heat-Pump
- Village Location
- Downstairs Cloakroom

Ground Floor

Entrance Hall Leading to;

Kitchen - 9'8" x 9'2" (2.95m x 2.97m)
Fitted with a matching range of base and eye-level units with integral appliances and window to front with the benefit of underfloor heating.

Cloakroom

Fitted with a two-piece suite and comprising of a low-level-WC and wash hand basin.

Lounge/Diner - 17'3" Max x 16'8" Max (5.26m Max x 5.08m Max)

Understairs storage with windows to side and rear, French doors leading to the garden with the added



benefit of underfloor heating.

First Floor

Master Bedroom - 10'0" x 13'3" Max (3.05m x 4.04m Max)

Built-in wardrobe with window to rear offering picturesque views over open fields.

Bedroom 2 - 10'0" Max x 12'6" Max (3.05m Max x 3.81m Max)

Window to front.

Family Bathroom

Fitted with a three-piece suite and compromising of a bath with overhead shower, wash hand basin, low-level-WC and window to rear.

Bedroom 3 - 7'0" x 7'2" (2.13m x 2.18m)

Window to front.

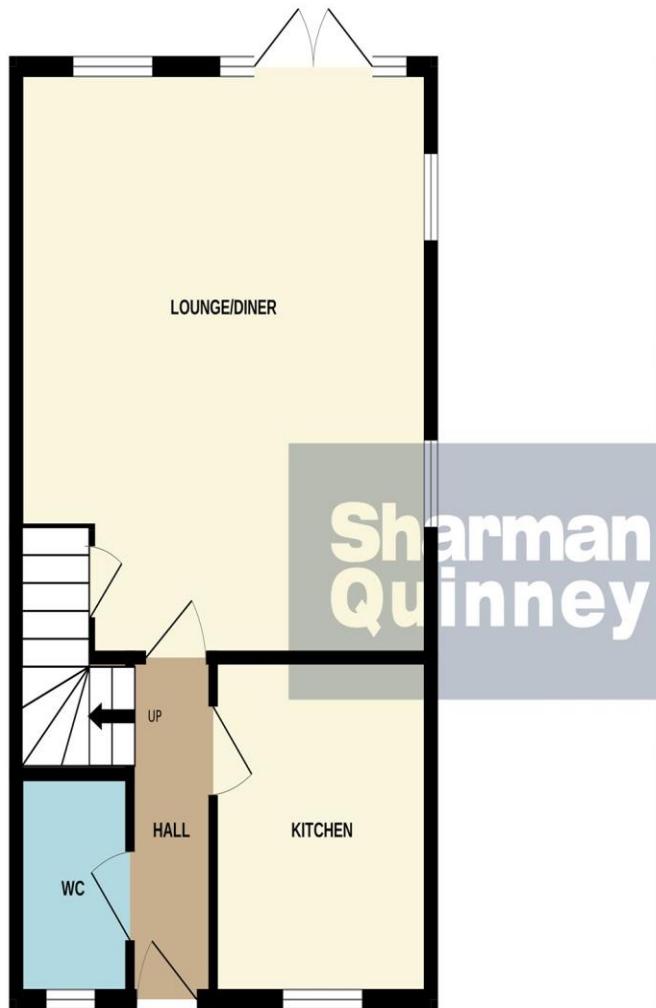
Outside

The generous rear garden offers a seated patio area protected by the Pergola and offering a spacious social area. The rear of the garden offers laid lawn and boasts from leading onto open fields.

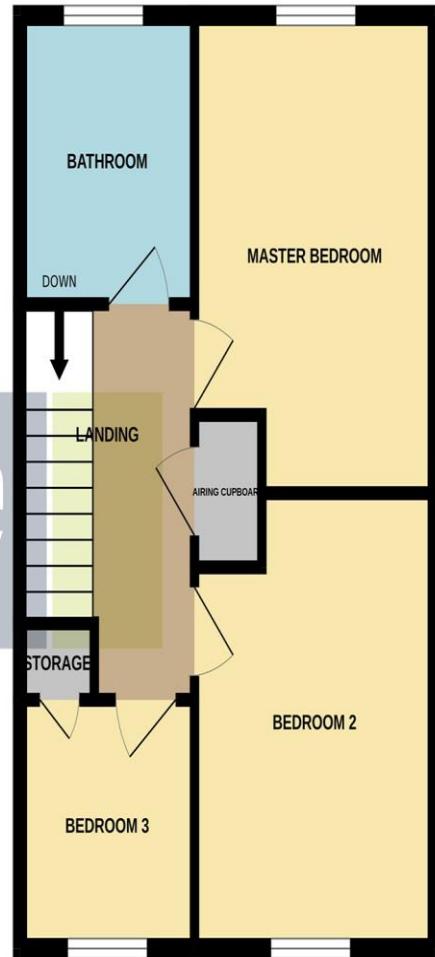
The front of the property offers two parking spaces to front with the addition of the electric charging point.



GROUND FLOOR
454 sq.ft. (42.2 sq.m.) approx.



1ST FLOOR
454 sq.ft. (42.2 sq.m.) approx.



TOTAL FLOOR AREA: 908 sq.ft. (84.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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