



High Street, Lode

Pocock + Shaw

10A High Street
Lode
Cambridge
Cambridgeshire
CB25 9FW

An outstanding detached bungalow providing a surprising level of luxuriously appointed accommodation displaying a wealth of unique and high quality fixtures throughout. This fine home is approached along a gated gravel driveway, and stands within private grounds complimented by a stunning established garden, garage and ample parking.

Asking Price £550,000



Location Lode is a very pretty and small village located approximately 6 miles east of central Cambridge and from Cambridge North Station, and 8 miles west of Newmarket. The village has a gastro style pub, bar & restaurant, with further amenities in the nearby village of Bottisham and excellent primary and secondary schooling. Lode is home to Cambridge County Polo Club and is also close to Anglesey Abbey which forms part of the National Trust. There is easy access to the A14, leading to the A11 and M11 and to the Science Park & Cambridge North.

Accommodation

Kitchen / Breakfast room

Hugely impressive and particularly well equipped, fitted with an excellent range of bespoke floor and wall mounted units providing extensive storage space beneath a Quartz worktop & breakfast bar. Integrated larder fridge & freezer, self cleaning double oven, grill and microwave, larder cupboard, cupboard housing the wall mounted gas fired boiler & fuse board. Four ring induction hob, extractor hood above, integrated dishwasher, washing machine & vented tumble drier, stainless steel sink unit with single drainer & mixer tap, water softener, ceramic tiled flooring, oak ceiling beams and recessed ceiling lights, 3 pendant ceiling lights, French doors lead to outside patio area and garden, window to rear aspect, access to loft space, central heating & security alarm panels.

Sitting room

Simply stunning vaulted space with bi-fold and tri-fold doors, providing a light and airy room with ceramic flooring, central oak ceiling beam, wall mounted light fittings, feature fireplace with contemporary wood burner stove, heating control panel, TV aerial point, smoke CO2 detector, window to SIDE aspect.

Bedroom 1

With a window to rear aspect, ceramic tiled flooring, heating control panel, 3 wall mounted light fittings, oak beam.

Bedroom 2

With a window to side aspect, heating control panel, TV point, ceramic tiled flooring, wall mounted light fittings.

Shower Room

A generous beautifully appointed shower room with a large walk in fully tiled shower enclosure with waterfall & hand attachment, glass screen, fully tiled surround, low level WC, wash hand basin with mixer tap, in vanity unit with storage under, shelving, wall mounted sensor mirror/cabinet, window to side aspect, recessed ceiling lights, ceramic tiled flooring, electric towel rail, extractor fan.

Agents Note

The property was formerly let as an executive Air B&B, change of use permission has been granted.

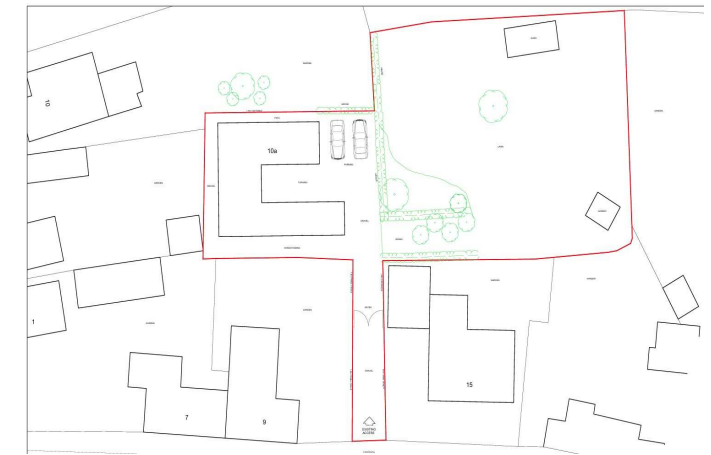
Services and tenure

The property is part brick and timber construction. The property is Freehold, built in 2017. The property is in a conservation area. Mains water, gas and electricity are connected. EPC Rating: C

Tenure The property is freehold.

Viewing By Arrangement with Pocock + Shaw.





Agent's note: (i) Unless otherwise stated on the front page the information contained within these particulars has been provided and verified by the owner or his/her representative(s) and is believed to be accurate. All measurements are approximate. (ii) The vendor(s) reserve(s) the right to remove any fixtures, fittings, carpets, curtains or appliances unless specific arrangements are made for their inclusion in the sale. (iii) None of the electrical, heating or plumbing systems have been tested

2 Wellington Street, Newmarket, Suffolk, CB8 0HT
01638 668284 newmarket@pocock.co.uk www.pocock.co.uk

