



Duddle Drive, Longstanton Cambridge  
**£350,000 Freehold**

**Sharman  
Quinney**

# Key Features



- Modern townhouse
- Four bedrooms
- Generous living accommodation throughout
- En-suite to bedroom one
- Enclosed rear garden

Set over three floors, this light and airy property offers both space and versatility, combining modern living with easy access to local amenities. Located near Longstanton High Street, residents benefit from convenient proximity to shops and services, as well as the guided busway with frequent services every 7 minutes to Cambridge city centre, Cambridge Station, and Addenbrooke's Hospital.

On the ground floor, the entrance hall includes a storage cupboard and leads to a ground floor WC. The open-plan, contemporary kitchen and dining area is designed for modern living, with patio doors that open directly to the rear garden, creating a seamless indoor-outdoor feel. The ground floor also features a fourth bedroom, which can easily function as a guest room or home



office.

The first floor provides a spacious living room that enjoys natural light from a Juliette balcony. Also on this floor is the main bedroom, which includes an en-suite shower room, offering a private and comfortable retreat.

The third floor comprises two further double bedrooms and a family bathroom, making this level ideal for family or guest accommodation.

Outside, the rear garden is laid to lawn and features a generous patio area, perfect for outdoor relaxation or entertaining. A single garage is situated to the side of the property, along with off-road parking for added convenience.

Longstanton offers a blend of convenience and rural charm, which makes it appealing to Cambridge buyers looking for a quieter lifestyle without sacrificing connectivity. With the guided busway, residents benefit from a direct and frequent link into Cambridge, making it ideal for commuters or those who regularly visit the city center, the railway station, or Addenbrooke's Hospital. Additionally, the proximity to major roads-the A14 and M11-makes Longstanton accessible by car, enhancing its appeal for those who may commute or travel frequently.

The village itself provides a solid range of amenities for daily needs. Families have access to





two nurseries (one private and one linked to the primary school) and a local primary school, which simplifies education logistics for young children. Practical facilities like a doctor's and dentist's surgery, veterinary surgery, and a village institute offer essential services, while shops, a post office, and a fish and chip shop meet day-to-day shopping and dining needs. The presence of a co-operative store adds to this convenience, and a local pub provides a place for social gatherings, contributing to a friendly community atmosphere.

Overall, Longstanton combines the appeal of village life with excellent transport links and amenities, making it a desirable location for those seeking a balance between Cambridge's proximity and a more peaceful, community-oriented environment.

Entrance hall

Kitchen - 4m x 3.2m (13'1 x 10'4)

Dining room - 4m x 3.2m (13'1 x 10'4)

Study / bedroom 4 - 2m x 2.8m (6'5 x 9'1)

First floor landing

Living room - 4m x 4m (13'1 x 13'1)

Bedroom one - 4m x 2.9m (13'1 x 9'4)

Second floor landing

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](http://www.focalagent.com)

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 orchardpark@sharmanquinney.co.uk

 [www.sharmanquinney.co.uk](http://www.sharmanquinney.co.uk)



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