

Infield Lodge Infields Road
Glatton
Huntingdon
PE28 5RY

£1,175,000



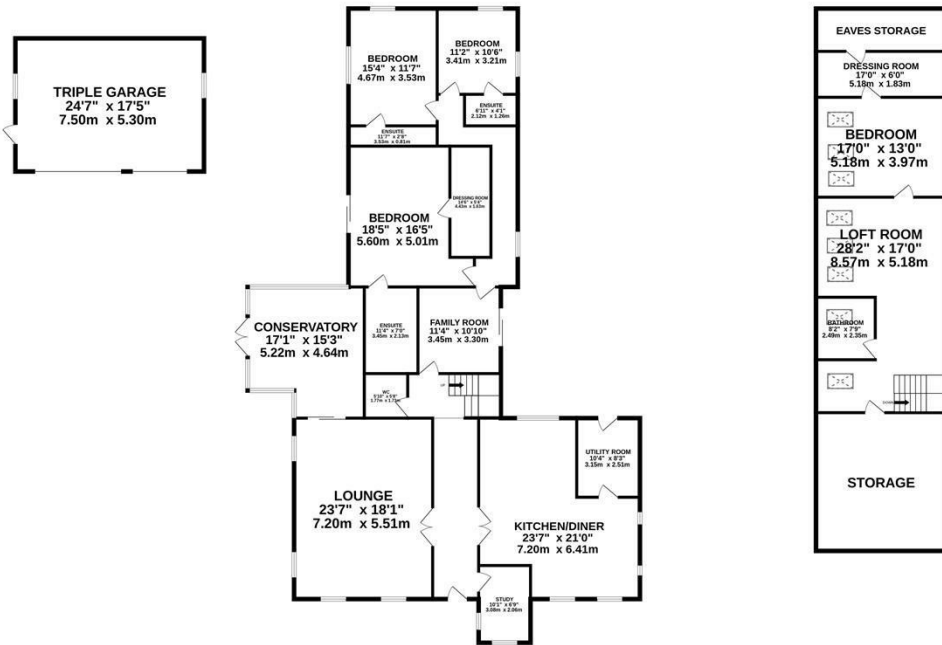
OSCAR JAMES

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FLOOR PLANS

GROUND FLOOR
2878 sq ft. (267.4 sq.m.) approx.

1ST FLOOR
1202 sq ft. (111.7 sq.m.) approx.



TOTAL FLOOR AREA: 4080 sq ft. (379.1 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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AT A GLANCE...



Large Lounge, Conservatory Looking Over The Garden and Family Room



Renovated Kitchen Diner With Integrated Appliances



4 Double Bedrooms, 3 Hosting Ensuites



3 Ensuites, Bathrooms and W/C



1.1 Acres Of Land. Wrap Around Garden With A High Degree Of Privacy



Triple Garage And Off-Road Parking For 10+ Vehicles



WHAT'S GREAT?

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Nestled on the tranquil western fringes of Glatton, this expansive and charming dormer bungalow offers a picturesque retreat with panoramic views of the surrounding open countryside. The property occupies an impressive plot spanning 1.1 acres, boasting a wrap-around garden. An internal drive, illuminated by street lamps, where a triple garage awaits, providing parking space for over 10 vehicles.

Upon entry through the double-fronted doors, you are welcomed into a spacious hallway, leading seamlessly to a generously sized living room adorned with abundant natural light and captivating vistas of the main garden. The adjacent conservatory area, complete with a bar, serves as an ideal space for entertaining guests.

Opposite the living room, the large open-plan kitchen-diner boasts a sophisticated Roman-bronze/cashmere color scheme, abundant storage, and modern amenities including a built-in fridge/freezer, wine chiller, and dishwasher. An electric hob and double self-clean ovens offer

convenient cooking options. The utility area is equipped to accommodate a washing machine and tumble dryer.

On the ground floor, a door leads to a sitting room, transitioning seamlessly to the main bedroom featuring a walk-in closet and luxurious en suite bathroom. Bedrooms 2 and 3, both with en suites, complete the accommodation on this level.

At the end of the hallway, a staircase ascends to the dormer area, comprising a spacious living space, bathroom, fourth bedroom, and dressing closet. Access to a walk-in loft storage area presents the possibility for future conversion into additional living space if desired.

Of notable significance, the property benefits from outline planning permission for the construction of an additional executive residence within the expansive plot, presenting an enticing business prospect for those seeking to capitalize on the potential for substantial returns.

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SELLER'S SECRET



Why we like it....

To buy or not to buy....

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