



RUSSELL KILLNER
ESTATE AGENTS



15 Town Orchard, , Southoe PE19 5YJ

Location:

Town Orchard is situated in the highly sought after village of Southoe and the A1 road links are just a stone's throw away. The village is a short drive to Buckden which boasts an array of local facilities, offering a butcher's, two village shops one with a post office, a surgery and a pharmacy. For commuters, a short drive will take you to St. Neots train station which has access to both the North and London Kings Cross. The property is a short distance away from St. Neots town which offers a variety of high street shops, restaurants, bars and its own multi-screen cinema.

Offers in excess of £475,000*

- Situated in the highly sought after village of Southoe
- Attractive four bedroom detached family home including the annexe
- Modern kitchen with a utility area and a range of integrated appliances
- Beautiful example of a principle bedroom offering an en suite
- East facing rear garden with a patio area perfect for entertaining
- An expansive gravel driveway with ample parking
- Fully self contained annexe with its own entrance and amenities
- Short drive to St Neots train station which has access to London Kings Cross
- An ideal location for countryside, family and dog walks
- In the catchment area of Buckden primary and Hinchbrook secondary school

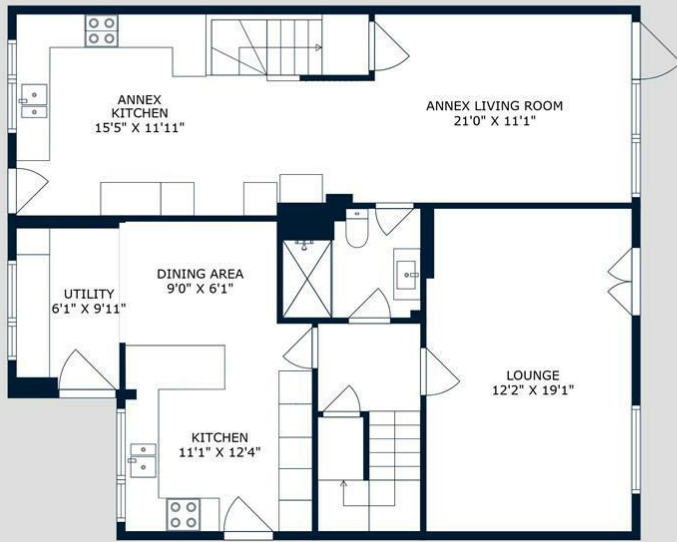
0333 210 0179

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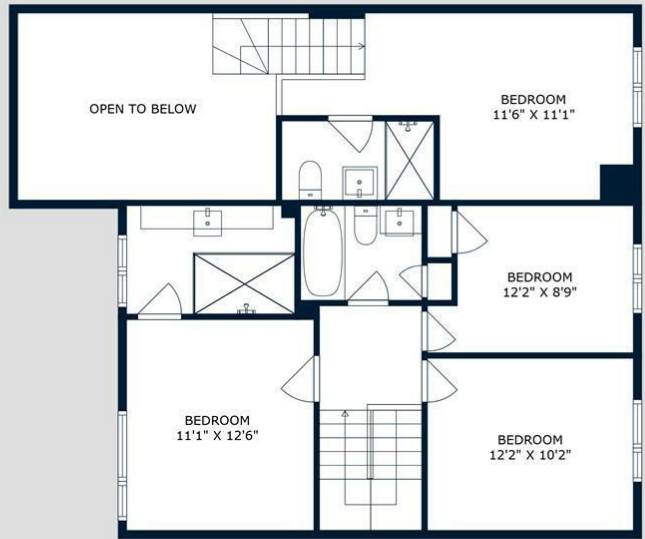
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Town Orchard, Southoe

Approximate Area - 1888 sq.ft



FLOOR 1



FLOOR 2



TOTAL: 1888 sq. ft
 FLOOR 1: 1065 sq. ft, FLOOR 2: 823 sq. ft
 EXCLUDED AREAS: OPEN TO BELOW: 170 sq. ft

ALL FLOOR PLANS PRODUCED WITHIN ACCORDANCE OF RICS GUIDELINES. PRODUCED BY RK.E.A.

