



## 4 Manor Close

Little Paxton, St. Neots, PE19 6QE

£340,000





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Located in Little Paxton is this three bedroom, semi-detached home, with a garage, and parking.

The property has been recently updated, with new flooring and carpets and is immaculately presented, ready to move straight in and add some of your very own home interior personality.

Step inside the welcoming entrance hall with built in storage for coats and shoes, plus an under stair cupboard. Leading through to a large and bright living/dining room with plenty of space to entertain family and friends. To the back, sliding doors open to a conservatory with tiled flooring and heating, the perfect space for an office, playroom or additional lounge, offering garden views, and access to the patio via the French doors. The kitchen is a good size with space for a washing machine and fridge freezer, and has access to the garden and side of the property.

Upstairs are three bedrooms. Bedroom one benefits from double, mirrored wardrobes creating a calm and relaxing oasis. Bedroom two is a good sized double and bedroom three would make a great nursery or office. A three piece bathroom completes the living space.

Outside is a westerly facing garden with a neat lawn, borders for planting, two patio areas and space for a shed. Access to the front is down the side through a gate. The front garden is well kept with a large lawn and shrubs. To the side of the house are some garages, one of which comes with the property and offers a parking space in front.



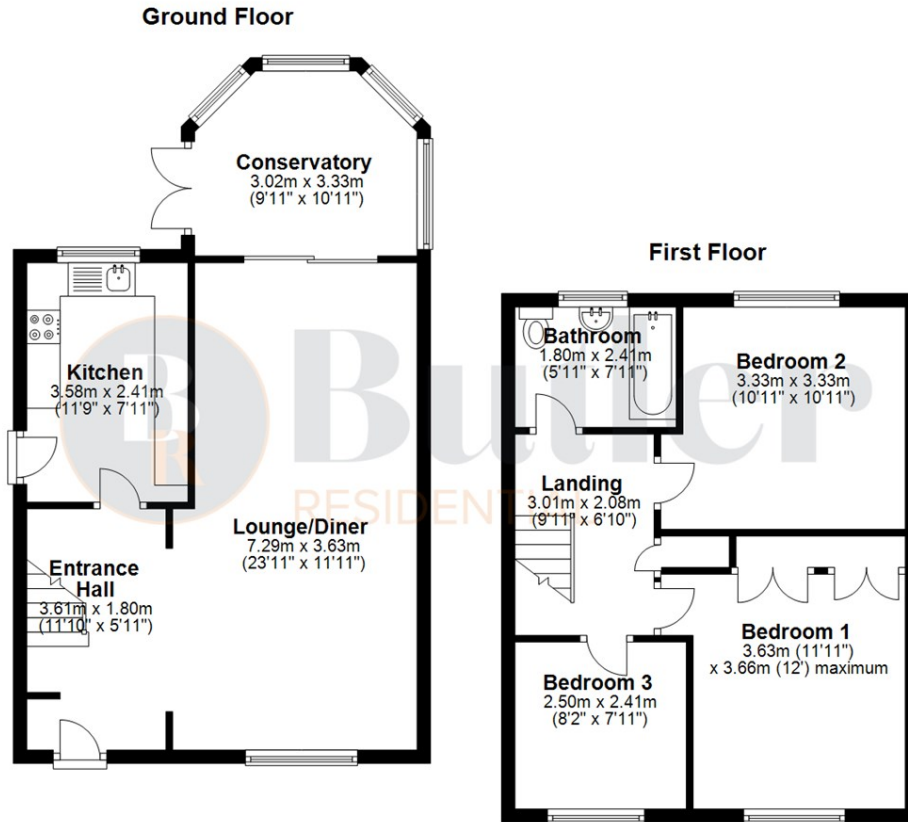




Manor Close is centrally located, within walking distance to a Coop, doctors surgery, pharmacy and convenience store. Further afield is St Neots town centre with supermarkets and regular market. Paxton Pits nature reserve is a short distance away, and has many circular walks, great for dog walkers. The village hosts many community events throughout the year including Paxfest, and the popular Autumn fruit and vegetable growing show.



## Floor Plan



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, the measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for error, omission or representation. The floor plan is for illustrative purposes only and should be used as such by any prospective purchaser.

Plan produced using PlanUp.

## Viewing

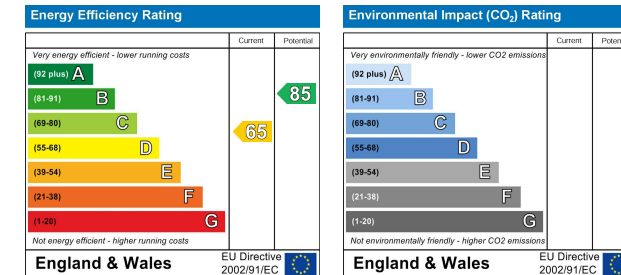
Please contact us on 01438 584400 if you wish to arrange a viewing appointment for this property or require further information.

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## Area Map



## Energy Efficiency Graph



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