



Morello Chase
Soham, CB7 5WQ
Offers Over £400,000

Morello Chase, Soham, CB7 5WQ

An immaculately presented modern and detached family home set at the end of a quiet cul-de-sac and within yards of woodland area and miles of delightful walks.

This impressive property has been cleverly planned and offers sizeable rooms throughout. Boasting accommodation to include entrance hall, living room, kitchen/dining room and utility area, four good size bedrooms (en-suite to master) and a family bathroom.

Externally the property offers extensive front area, fully enclosed rear garden and car port / garage facilities including EV charger.

Superb family home.

Accommodation Details:

Fully glazed front entrance door through to the:

Hallway

Laid wooden style flooring, radiator, staircase rising to the first floor and door through to the:

Kitchen/Dining Room 18'4 x 14'4 max 9'10 (5.59m x 4.37m max 3.00m)

Modern fitted kitchen with a range of both eye and base level storage units, wooden working surfaces over, inset stainless steel sink and drainer with mixer tap over, tiled splashback areas, integrated oven and four-ring gas burner hob with extractor hood above, space for fridge/freezer, washing machine, dishwasher and space for a wine cooler. Tiled flooring, radiator, window to the front and side aspect, French doors out to the garden.

Living Room 18'5 x 10'9 (5.61m x 3.28m)

Good sized living room area with TV connection, radiators, laid wooden flooring, windows to the front and side aspect.

WC

Low level WC, pedestal wash basin and radiator.

First Floor Landing

Storage cupboard, airing cupboard, doors to bedrooms and bathroom.

Bedroom 1 11'2x 11'1 (3.40mx 3.38m)

Double bedroom with laid wooden style flooring, storage cupboard, radiator, window to the front aspect and door through to the:

Ensuite

With low level WC, pedestal wash basin, enclosed double shower cubicle with sliding glass doors, radiator and window to the front aspect.

Bedroom 2 18x10'1 (5.49mx3.07m)

Double bedroom with laid wooden style flooring, access to loft space, two radiators and windows to both side aspects.

Bedroom 3 11'1x 10 (3.38mx 3.05m)

Double bedroom with laid wooden style flooring, storage cupboard, radiator and window to the front aspect.

Bedroom 4 11'2 x 7'1 (3.40m x 2.16m)

Laid wooden style flooring, radiator, access to loft space and window to the side aspect.

Bathroom

Three piece bathroom suite comprising a low level WC, pedestal wash basin, panelled bath, part tiled walls, radiator and obscured window to the side aspect.

Outside

Laid to lawn frontage with a paved pathway leading up to the front entrance door. Carport, driveway for multiple cars and garage are at the rear of the property.

Well presented garden area with planted trees, paved patio area, outdoor lighting, wide pedestrian gate and side door through to the garage.

Garage

With metal up and over door. Power and lighting.

Soham

A lovely family house positioned towards the outskirts of this thriving East Cambridgeshire Town. Within walking distance of all amenities including a recently opened railway station which provides excellent connectivity to Ely, Newmarket, and Cambridge. Soham also benefits from highly regarded primary and secondary schools, multiple supermarkets, restaurants and high street shops, as well as plans for a fantastic new medical centre with ample space to serve the community.

Property Information:

Maintenance fee - N/A

EPC - B

Tenure - Freehold

Council Tax Band - C (East Cambs)

Property Type - Detached House

Property Construction – Standard

Number & Types of Room – Please refer to the floorplan

Square Meters - 112 SQM

Parking – Driveway, Garage & Carport (EV charger installed)

Electric Supply - Mains

Water Supply – Mains

Sewerage - Mains

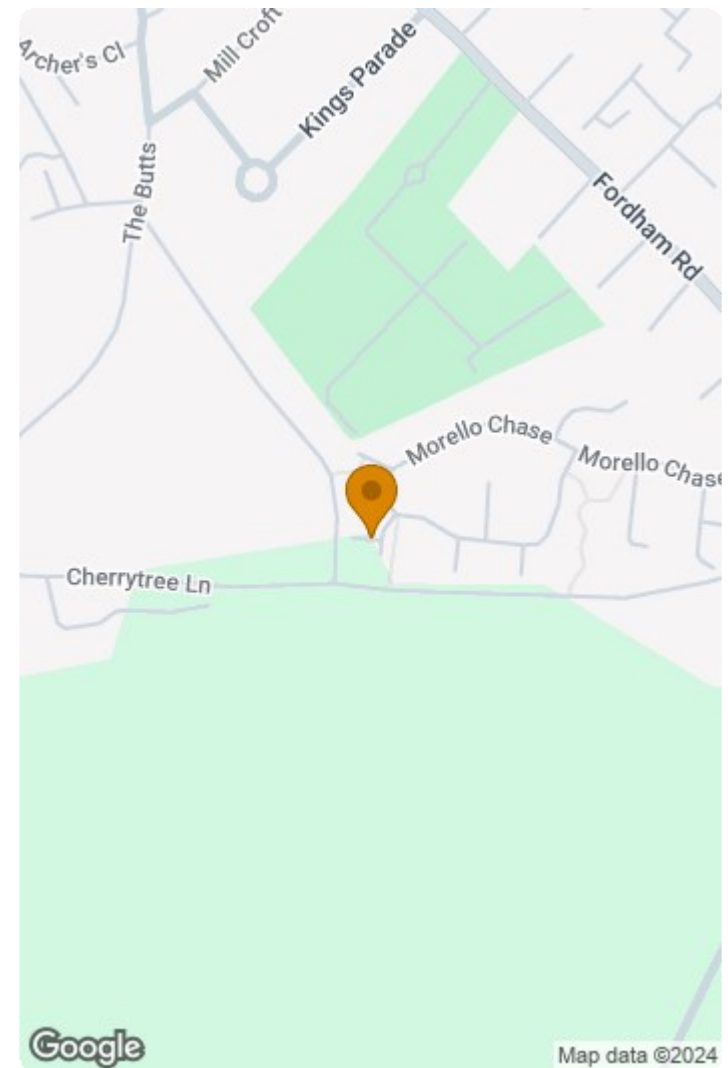
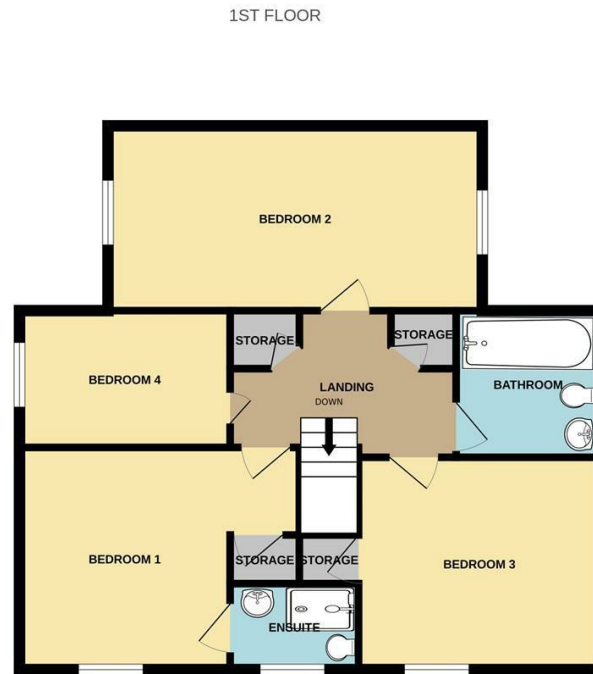
Heating sources - Gas

Broadband Connected - tbc

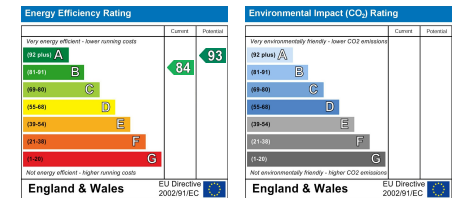
Broadband Type – Ultrafast available, 1000Mbps download, 1000Mbps upload

Mobile Signal/Coverage – Ofcom state limited

Rights of Way, Easements, Covenants – None that the vendor is aware of



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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