



The Causeway
Isleham, CB7 5SX
Guide Price £280,000

The Causeway, Isleham, CB7 5SX

A superb family home standing within this popular and well served village and enjoying sizeable gardens.

Rather deceptive and offering well proportioned rooms throughout, this house boasts accommodation to include living room, kitchen/dining room, utility room/rear porch, useful storage area, three good size bedrooms and family bathroom.

Externally the property offers parking and enclosed gardens.

EPC D

Council Tax B (East Cambs)

Accommodation Details:

Double glazed front entrance door through to the:

Living Room 17'8" x 9'2" (5.4m x 2.8m)

Spacious living room with TV connection point, radiator, staircase rising to the first floor with storage cupboard under, window to the front aspect and door through to the:

Kitchen/Dining Room 14'9" x 10'2" (4.5m x 3.1m)

Fitted with base level storage units and solid wood working surfaces over, tiled splash back areas, undermounted ceramic sink with mixer tap over, range cooker, space for a dishwasher, laid wooden style flooring, radiator, wall mounted boiler, storage cupboards, window to the rear aspect and door through to the:

Utility/ Rear Porch 5'10" x 6'10" (1.8m x 2.1m)

Space and plumbing for a washing machine and fridge, laid wooden style flooring, door through to the storage area and external door out to the rear garden.

Storage 8'10" x 6'10" (2.7m x 2.1m)

With window to the rear aspect.

First Floor Landing

With access through to the bedrooms and bathroom.

Bedroom 1 11'1" x 9'6" (3.4m x 2.9m)

Double bedroom with storage cupboard, radiator and windows to the front aspect.

Bedroom 2 13'9" x 8'2" (4.2m x 2.5m)

Double bedroom with storage cupboard, radiator and windows to the rear aspect.

Bedroom 3 7'6" x 6'10" (2.3m x 2.1m)

With radiator and window to the front aspect.

Bathroom

With panelled bath, wash basin and window to the rear aspect.

WC

With low level WC.

Outside - Rear

Well maintained rear garden predominantly laid to lawn with

paved patio seating area, variety of thriving shrubs and flowers. Side pedestrian gate.

Outside - Front

Laid to shingle driveway creating ample parking. Pathway leading through to the side passage way and front entrance.

Property Information:

Maintenance fee - n/a

EPC - D

Tenure - Freehold

Council Tax Band - B (East Cambs)

Property Type - Mid-Terrace House

Property Construction - Standard

Number & Types of Room - Please refer to the floorplan

Square Meters - 74 SQM

Parking - Driveway

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

note likely/limited

Rights of Way, Easements,

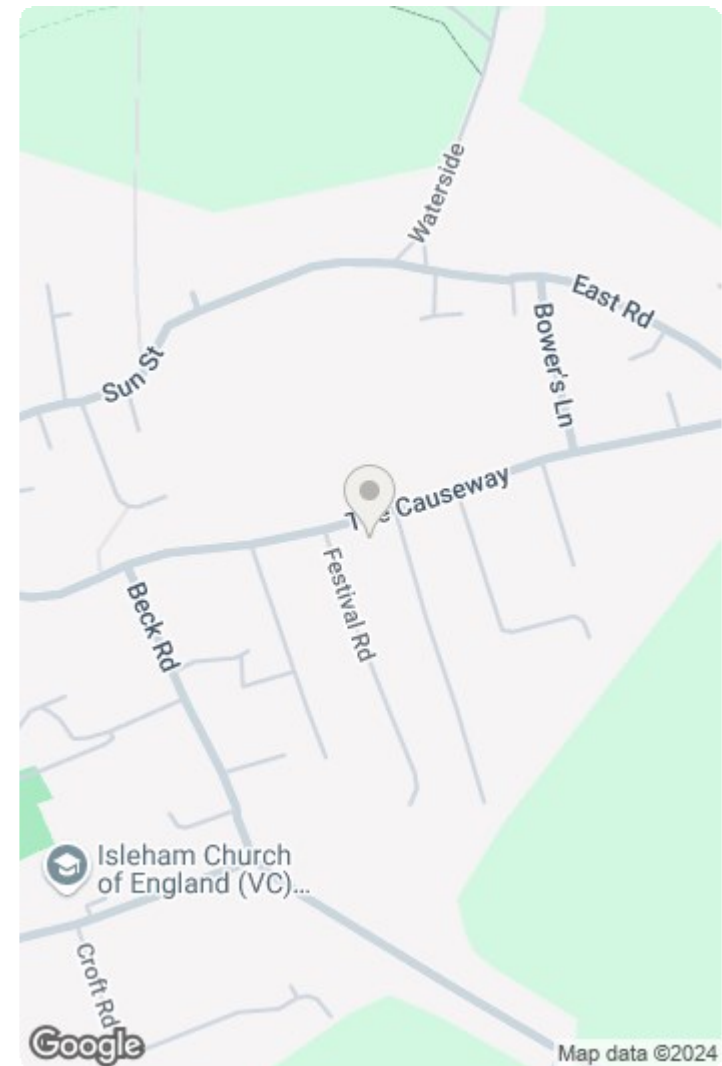
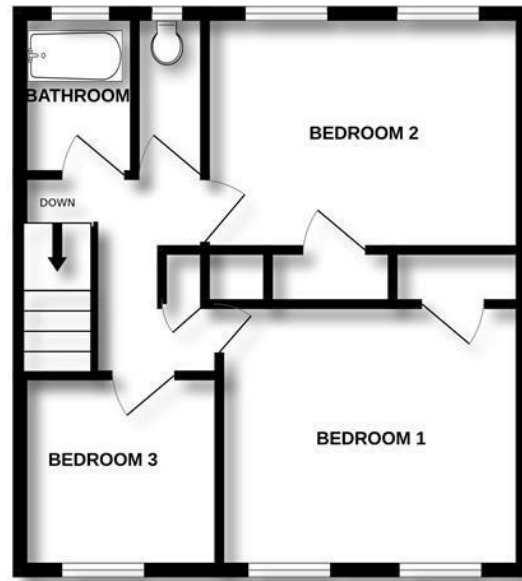
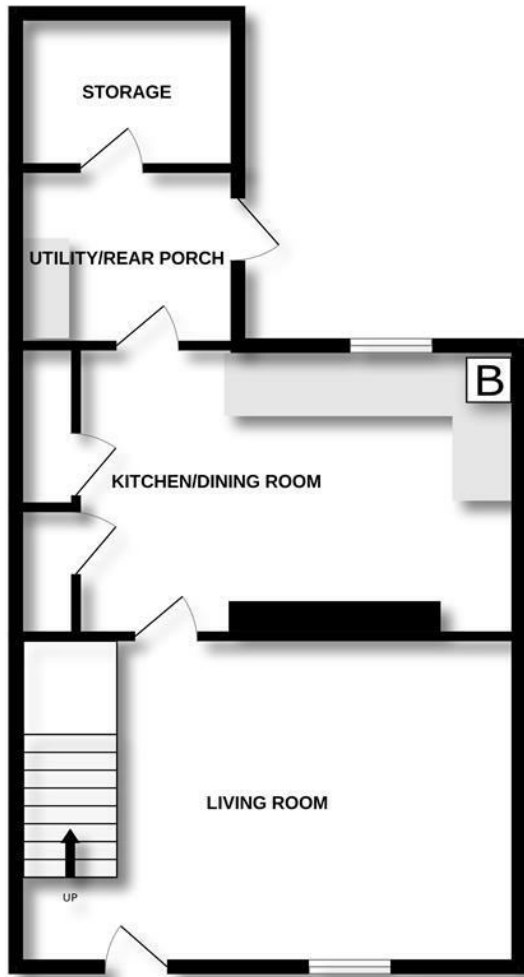
Covenants - None that the vendor is

aware of

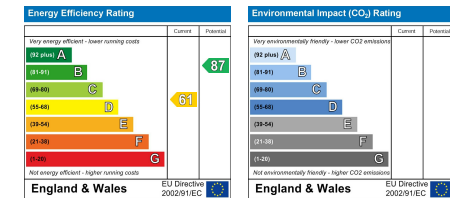


GROUND FLOOR

1ST FLOOR



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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