



HARVEY ROBINSON

Offers In Excess Of £105,000

Pine Grove Park

Swavesey, CB24 4RG

- Detached Single Unit Park Home
- Two Bedrooms
- Gas Central Heating
- Triple Aspect Lounge

- Refitted Bathroom
- Kitchen Dining Room
- Impressive Rear Garden
- Field Views



## PROPERTY SUMMARY

Harvey Robinson Estate Agents in St Ives are delighted to offer for sale this well-presented park home in the ever desirable 'Pine Grove Park' site in Swavesey. Measuring 44' in length and 12' in width, this 'Omar Waveley Executive' single unit park home is generous in proportion and is offered for sale with no forward chain. The property in brief consists of an entrance porch leading to an inner hallway, two bedrooms, the master benefiting from excellent built-in storage and the second enjoying views over the fields, a three-piece bathroom, a kitchen / dining room and a lounge. The lounge is triple aspect with French doors providing direct access to the impressive wrap-around garden. Outside, the property benefits from ample parking for the residents of the site. This property is surrounded by a large, mature garden which enjoys a good degree of privacy due to the unrivalled field views that can be found to the rear. Viewing of this property is highly recommended and can be organised by contacting our St Ives office.



## LOCATION AND AMENITIES

Swavesey is a highly regarded village located in South Cambridgeshire. Amenities within the village include the popular pub/restaurant the White Horse, the award-winning Coffee shop The Nook and two convenience stores/newsagents, Swavesey Village College provides sports facilities for the public to use such as badminton, tennis, and squash courts. The guided bus stop that provides easy access to central Cambridge is located on Station Road, for those travelling by road the A14 & M11 are both within a few miles of the village. There are many country walks that can be taken from the village, and few are as impressive as the walks around RSPB nature reserve Fen Drayton lakes. There really is something for everyone in Swavesey and it is an ideal place for those who want village living in a well-served village with great transport links.





### FAQ'S

Postcode For SatNav: CB24 4RG

What3Words Location: blotchy.befitting.directors

Property Built: 1987

Garden Aspect: South

Water Meter: Under Sink

Boiler Installed: 2008 with yearly service history

Site Management Company: Thorpe Management

Pitch Fees: £237.24 per month - reviewed annually in April

Council Tax: A

How Long Has The Owner Lived Here: 12 Years

Vendors Onward Movements: No Chain

Age Restriction: Over 50's

### GENERAL

Please note we have not tested any apparatus, fixtures, fittings, or services. Interested parties must undertake their own investigation into the working order of these items. All measurements are approximate, and photographs provided for guidance only.

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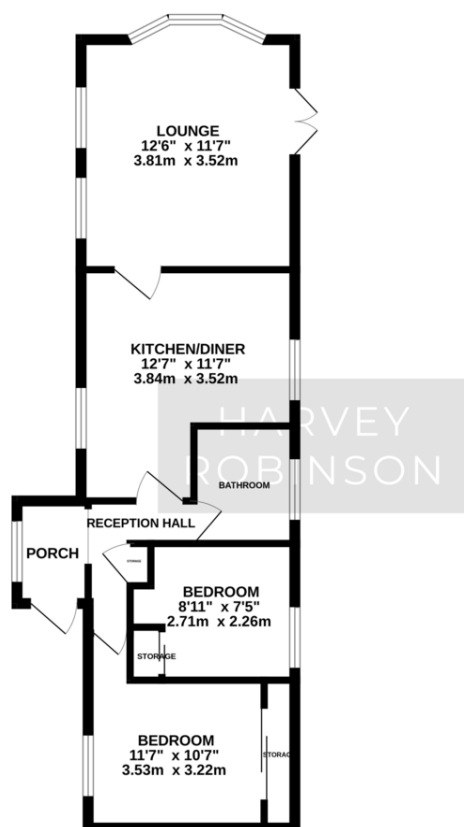
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GROUND FLOOR  
513 sq.ft. (47.7 sq.m.) approx.



TOTAL FLOOR AREA: 513 sq.ft. (47.7 sq.m.) approx.  
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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

HARVEY ROBINSON

**OFFICE ADDRESS**

9 White Hart Court, St Ives,  
Cambridgeshire, PE27 5EA

**CONTACT**

01480 454040  
stives@harveyrobinson.co.uk  
www.harveyrobinson.co.uk