



HARVEY ROBINSON

£450,000

Feoffees Road
Somersham, PE28 3JE

- Detached Bungalow
- Two Reception Rooms Including Kitchen Diner
- Four Generous Bedrooms
- En-Suite To Master

- Large Rear Garden
- Off Road Parking
- Single Garage
- No Forward Chain

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PROPERTY SUMMARY

Harvey Robinson Estate Agents St Ives are pleased to offer this spacious detached bungalow for sale, located in the sought-after village of Somersham. Available with no forward chain, this property has been thoughtfully extended and improved and in brief comprises a light and airy lounge, an open-plan kitchen/diner with direct access to the rear garden, four generous bedrooms, an en-suite to the master bedroom, and a family bathroom with separate toilet. Outside, enjoy the sun whilst sitting on the patio in the generously-sized rear garden, which offers a good degree of privacy being surrounded by other bungalows, meaning you can really enjoy the peace of the area. At the front of the property there is a large garden mainly laid to lawn, which sets the property back from the road. Alongside this, there is ample parking space in the form of a paved driveway, as well as a single garage. This property would be perfect for an older family, with spacious accommodation throughout and the opportunity to renovate and modernise to put their own stamp on the home. With over 1400sqft of living space, bungalows like this are rarely available.



LOCATION AND AMENITIES

Somersham can be found just 10 miles from Huntingdon and 4 miles from St Ives making it well placed for families and young professionals.

Somersham offers a wealth of amenities alongside schooling making it an ideal community. The Ofsted rated 'Outstanding' Primary School can be found within the village alongside Whitehall School which is an independent nursery and primary school. The local amenities within the village include a coffee shop, a local Tesco Express, Costcutter & Post Office, a hairdresser, pubs, and several takeaways. For those that enjoy the outdoors Somersham has its own nature reserve offering 12 hectares of land and fantastic walks.

In St Ives you will find plenty of shops including Waitrose along with some great independent stores and cafes, as well as the river Great Ouse. The pubs are also highly rated by residents, and you'll find plenty of great restaurants in the area. One of the area's biggest draws is its proximity to Cambridge via the A1309 or the St. Ives Park & Ride both of which can be accessed from Somersham in less than 15 minutes. The nearest station is at Huntingdon, which is just a twenty-minute drive away. From here, you can catch a train to London Kings Cross, which takes just over an hour.





FAQ'S

Tenure: Freehold

Post Code for SatNav: PE28 3JE

What3Words Location: ///clocking.trump.dribble

Sellers Onward Movements: No Forward Chain

Current Owner Purchased Property: Approximately 12 Years Ago

Council Tax Band: D

Primary School Catchment: Somersham Primary

Secondary School Catchment: Abbey College Ramsey

Water Meter: Yes

Boiler Replaced: 2020



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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Rated Exceptional in Best Estate Agent Guide 2023 & 2024

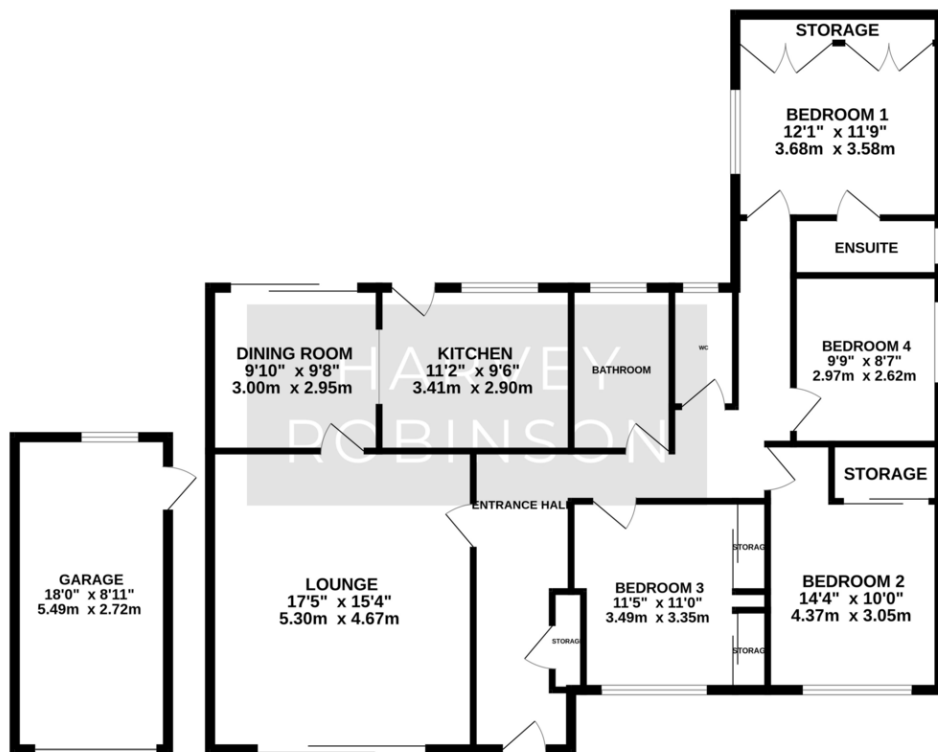
British Property Awards 2023 & 2024 – Gold Winner

4.9 Star Google Review Rating





GROUND FLOOR
1419 sq.ft. (131.8 sq.m.) approx.



TOTAL FLOOR AREA : 1419 sq.ft. (131.8 sq.m.) approx.
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Score	Energy rating	Current	Potential
92+	A		
81-91	B		83 B
69-80	C		
55-68	D		
39-54	E	40 E	
21-38	F		
1-20	G		

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

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