



HARVEY ROBINSON

£270,000

Warboys Road

Pidley, PE28 3DA

- End Terraced Cottage
- Three Bedrooms
- Spacious Lounge Diner
- Downstairs Cloakroom

- Private Garden
- Off Road Parking
- Sought After Village Location
- A14 Transport Links



PROPERTY SUMMARY

Harvey Robinson Estate Agents are delighted to present for sale this rustic end-terrace cottage, located in the sought-after village of Pidley. Boasting three bedrooms as well as a spacious kitchen to the rear of the house, the accommodation in brief comprises an open entrance hall leading to a 20ft (approx.) front-facing lounge diner, a spacious rear-facing kitchen that would be suitable as a breakfast room, and a downstairs cloakroom. Upstairs there are three bedrooms - two generous double bedrooms, and a good size single room - as well as a family bathroom with shower. Externally, the property offers off-road parking to the rear, as well as a courtyard patio area and a private garden located at the end of the private driveway. The property is well-presented throughout and offers a good amount of living and sleeping accommodation, and would be perfect for first time buyers. Viewings of this unique cottage are essential to truly appreciate the space, and can be arranged via the St Ives office.



LOCATION AND AMENITIES

Pidley is one of the most scenic and picturesque villages surrounding St Ives. Offering a rural countryside living feel, the village is surrounded by fields attracting wildlife. There are excellent walks to be found throughout the village making it perfect for dog walkers or ramblers. There is a real sense of community within the village with annual events such as a flower festival and a scarecrow competition taking place. There are two local churches as well as a playground making the property perfect for a young family. The Mad Cat public house is regularly frequented by those from Pidley and the surrounding villages whilst the community centre often hosts social events. There is also a farm shop and neighbouring Lakeside Lodge offering golf, fishing and bowling. In nearby Oldhurst, there is Johnson's Farm shop, steakhouse and zoo and just 2 miles away in either Somersham or Warboys there are amenities such as doctors surgeries, dentists, libraries, pharmacies, hairdressers, takeaways and supermarkets. The property is just 5 miles from St Ives which has an abundance of amenities as well as the guided bus providing direct access to Cambridge City Centre in under an hour. The nearest station is also in Huntingdon which can be accessed in approximately 20 minutes and provides a direct service to central London in an hour.





FAQ'S

Postcode for SatNav: PE28 3DA

What3Words Location: hounded.ownership.elbow

Council Tax: B

Current Owner Owned: 2 Years

Tenure: Freehold

EPC Rating: F

Sellers Onward Movements: Moving Locally

Primary School Catchment: Warboys Community Primary School

Secondary School Catchment: Abbey College, Ramsey

Garden Aspect: North

Boiler Installed: 2023, serviced in 2025

Rear Garden Boundary: Left and Rear

Loft: Part-boarded



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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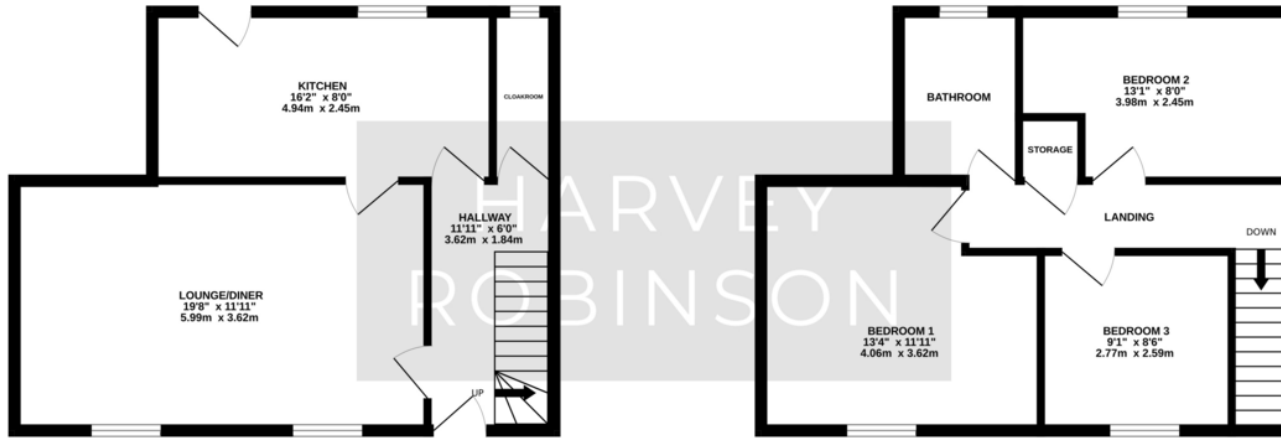
4.9 Star Google Review Rating





GROUND FLOOR
459 sq.ft. (42.6 sq.m.) approx.

1ST FLOOR
452 sq.ft. (42.0 sq.m.) approx.



TOTAL FLOOR AREA: 911 sq.ft. (84.6 sq.m.) approx.
 Made with Metropix ©2025

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		80 C
55-68	D		
39-54	E		
21-38	F	28 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

OFFICE ADDRESS

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

CONTACT

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