



Reeve Way, Godmanchester, Huntingdon  
**£500,000** **Freehold**

**Sharman  
Quinney**



# Key Features



- Integrated Kitchen & Utility Room - A stylish, fully integrated kitchen featuring a separate utility room, dining table and a comfortable lounge area, perfect for family meals and entertaining.
- Front Room - A welcoming space with a new media wall including an impressive fireplace, creating a cozy yet contemporary modern atmosphere.
- Ground floor Study - Versatile playroom or home office to suit your lifestyle needs.
- Four spacious double bedrooms, two with built-in wardrobes for ample storage.
- Modern tiled bathrooms designed with elegance and practicality in mind.





This beautifully presented home offers a perfect blend of modern design, generous living space, and excellent connectivity. Located just a 5-minute drive from the train station with direct links to London, and only a minute's walk to a bus route for Cambridge, this property is ideal for commuters while providing a peaceful family setting with multiple schools nearby.

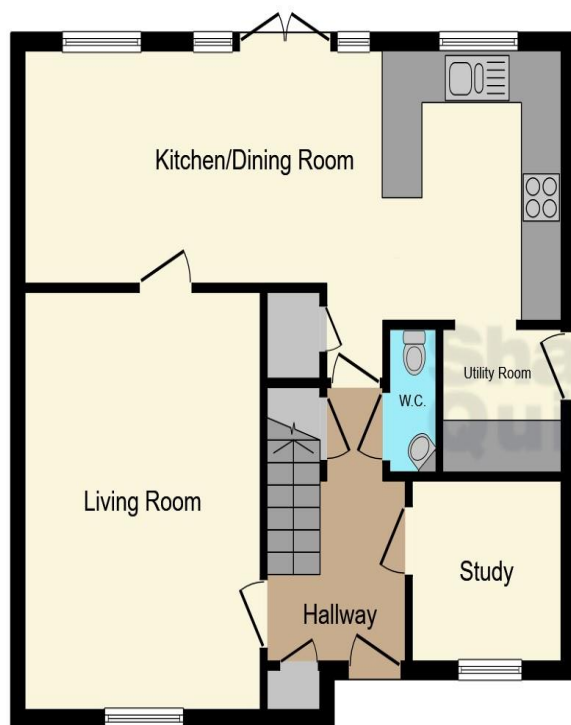
Outdoor Space includes a recently landscaped garden featuring child-friendly play area with play grade bark, composite decking for outdoor dining and entertaining, high-end porcelain tiles and decorative stones creating a stylish BBQ and seating area and a Garage and driveway accommodating two cars.

#### Location Highlights:

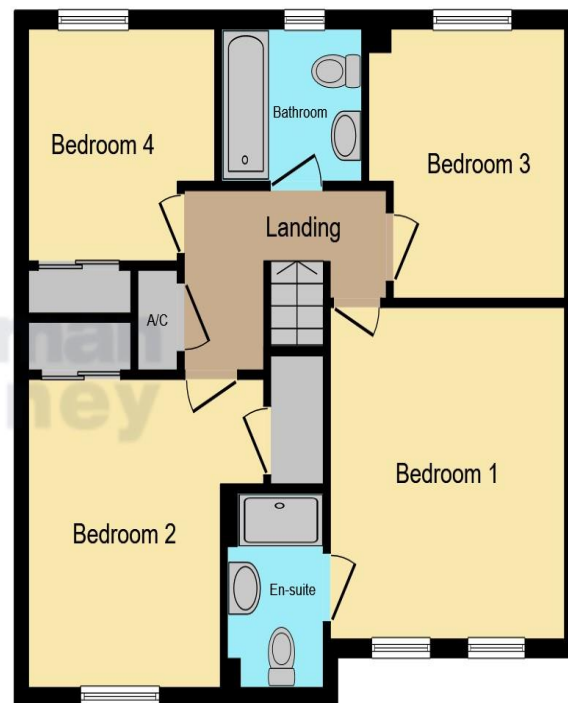
- Excellent transport links: 5 minute drive to the train station for London and 1-minute walk to Cambridge bus route.
- Godmanchester offers scenic family walks and charming country pubs, whilst nearby to Huntingdon.
- Nearby parks, local shops within a 5-minute walk, and easy access to major roads for travel.

This property combines modern living with convenience and charm, making it an exceptional choice for families and professionals alike.





**Ground Floor**



**First Floor**

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Entrance Hall with storage cupboards

Living Room - 3.37m x 5.02m (11' x 16'5").

Kitchen Dining Room - 8.06m x 3.09m (26'5" x 10'1").

Utility Room - 1.79m x 1.65m (5'10" x 5'5").

WC

Study - 2.25m x 2.15m (7'4" x 7').

Upstairs to

Bedroom One - 3.54m x 3.84m (11'7" x 12'7").

En Suite

Bedroom Two - 2.9m x 3.57m (9'6" x 11'8").

Bedroom Three - 2.96m x 3.12m (9'8" x 10'3").

Bedroom Four - 2.81m x 2.69m (9'2" x 8'10").

Family Bathroom

To view this property call Sharman Quinney on:  
**01480 271214**



# Selling your property?

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 01480 271214

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