



5 Redebourn Lane, Ramsey

Guide Price £750,000

 **Oliver James**
Property Sales & Lettings



5 Redebourn Lane

Ramsey, Huntingdon

A substantial detached five bedroom home of 2424 sq/ft / 225 sq/metres tucked away at the end of a cul-de-sac, sitting on a generous plot of around 0.44 acres with detached double garaging. Offered with no forward chain.

Council Tax band: F

Tenure: Freehold

- Five bedrooms / three bath.
- The Total Plot Size is approximately 0.44 acres (Subject to survey)
- Walking distance to local schools, shops and amenities within Ramsey.
- Four reception rooms including an extended conservatory.
- Potential for loft conversion or extension (subject to consent)
- The Property is sold with no forward chain.
- The Gross Internal Floor Area is approximately 2424 sq/ft / 225 sq/metres.
- Detached double garage with potential for conversion (subject to consent)
- Established detached family home in non estate setting.
- EPC: E.





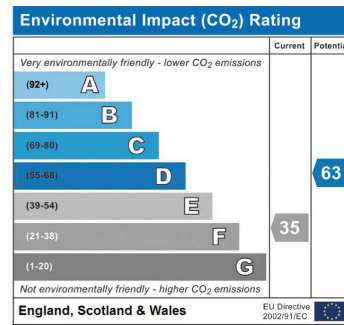
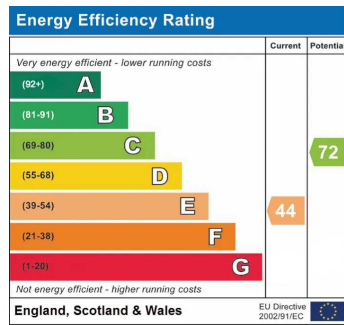
INTRODUCTION

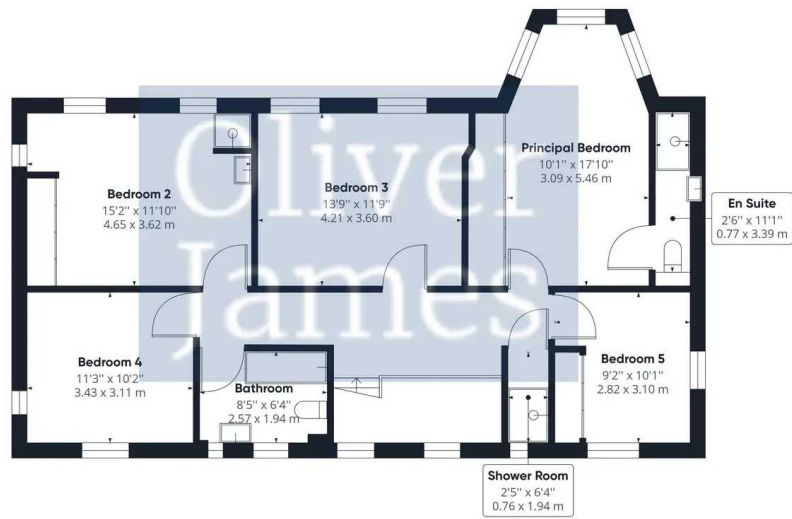
Built in the 1938, 5 Redebourn Lane is a large ex-Ministry of Defence home set down a quiet cul-de-sac within close proximity to local shops, schools and walking distance of Ramsey Town Centre. The house is approached via a gravelled drive providing ample parking for numerous vehicles and is nicely shielded from the road by a mature hedge line. The front door leads through to a large hallway with high ceilings and a dog-legged staircase to the first floor. There are four reception rooms including a large conservatory to the rear as well a kitchen/breakfast room with separate utility and further cloakroom and WC. Upstairs are five good sized bedrooms with a large family bathroom, separate shower room and en-suite to the principal bedroom. There is a large loft space with potential for conversion to additional accommodation, subject to the relevant consent.

LOCATION

The village of Bury is located on the outskirts of Ramsey, with a shop and primary school both within walking distance of the property. Located approximately 9 miles North of Huntingdon, Ramsey Town hosts a range of independent shops, schools (nursery, primary and secondary), three supermarkets, two medical centres, a dentist, sports centre including swimming pool, golf courses and a good selection of pubs, cafes and restaurants. Ramsey is a heritage-rich market town which grew up around its Abbey and, prior to the 12th century, was once one of the most important monastic institutions in England. There are many historical sites around the area worth exploring, including the river that runs beneath the centre of the town after it was covered by the Great Whyte street in 1852. Huntingdon and Peterborough train stations have fast lines into London Kings Cross taking only 45 minutes, and a guided bus from Huntingdon goes straight into Cambridge City.







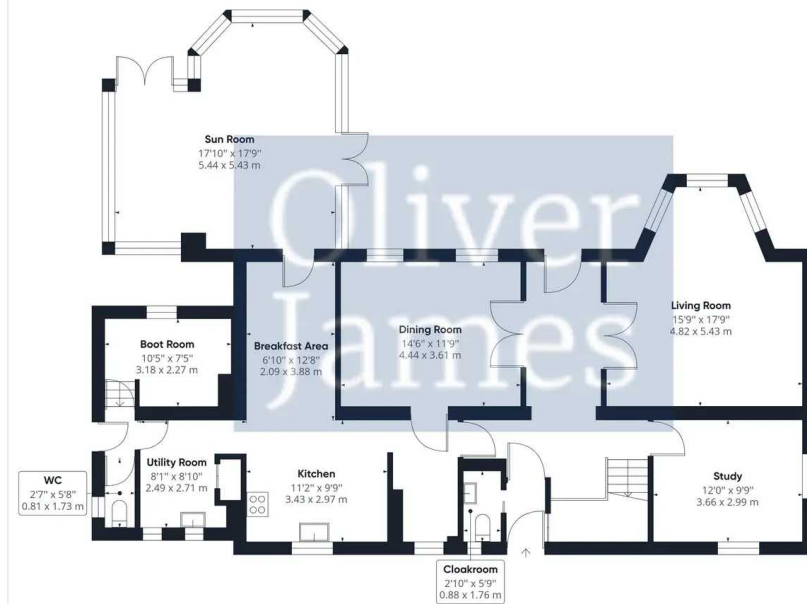
Approximate total area⁽¹⁾
971.71 ft²
90.27 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

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Floor 1 Building 1



Approximate total area⁽¹⁾
1452.77 ft²
134.97 m²

(1) Excluding balconies and terraces

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Ground Floor Building 1