



27 Rodney Road, Hartford
£325,000

 **Oliver James**
Property Sales & Lettings



27 Rodney Road

Hartford, Huntingdon

Council Tax band: C

Tenure: Freehold





SERVICES

The heating is via mains gas fired central heating. The property is connected to mains drainage, water and electricity.

LOCATION

Situated in the rarely available and highly sought after area of Hartford, providing easy access onto the major road networks. Schools catering for all age groups. Huntingdon itself benefits from a variety of independent shops, larger supermarkets and retail outlets. Huntingdon train station provides access to London Kings Cross in under an hour and the guided bus allows easy access into central Cambridge.

AGENTS NOTES

These particulars whilst believed to be correct at time of publishing should be used as a guide only. The measurements taken are approximate and supplied as a general guidance to the dimensions, exact measurements should be taken before any furniture or fixtures are purchased. Please note that Oliver James Property Sales and Lettings has not tested the services or any of the appliances at the property and as such we recommend that any interested parties arrange their own survey prior to completing a purchase. Material Information relating to the property can be viewed by clicking on the brochure tab.

MONEY LAUNDERING REGULATIONS

In order to progress a sale, Oliver James will require proof of identity, address and finance. This can be provided by means of passport or photo driving licence along with a current utility bill or Inland Revenue correspondence. This is necessary for each party in joint purchases and is required by Oliver James to satisfy laws on Money Laundering.







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Oliver James Property Sales & Lettings, 1 George Street - PE29 3AD

01480 458762

enquiries@ojproperty.co.uk

www.ojproperty.co.uk/

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