



**The Acacias Ely Road, Little Thetford Ely CB6 3HJ**

**welcome to**

**The Acacias Ely Road, Little Thetford Ely**

Extended Family Home located in Little Thetford, offering a great amount of accommodation throughout with the addition of a self contained One bed Annexe, ample parking and Double Garage.







#### Entrance Hall

#### Cloakroom

#### Kitchen

10' 4" x 8' 10" ( 3.15m x 2.69m )

#### Lounge

13' 10" x 10' 10" ( 4.22m x 3.30m )

#### Dining Room

11' 11" x 10' 4" ( 3.63m x 3.15m )

#### Utility

4' 2" x 4' 2" ( 1.27m x 1.27m )

#### Bedroom One

13' 10" x 10' 11" ( 4.22m x 3.33m )

#### Bedroom Two

11' 10" x 10' 8" with recess ( 3.61m x 3.25m with recess )

#### Bedroom Three

8' 9" x 8' ( 2.67m x 2.44m )

#### Family Bathroom

#### Annexe

#### Kitchen/Lounge

24' 4" x 10' 11" ( 7.42m x 3.33m )

#### Bedroom Four

10' 11" x 10' ( 3.33m x 3.05m )

#### Bathroom

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.focalagent.com](http://www.focalagent.com)

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## **The Acacias Ely Road, Little Thetford Ely**

- EXTENDED DETACHED HOUSE
- FOUR BEDROOMS
- SELF CONTAINED ANNEXE
- TWO KITCHENS
- SOLAR PANELS

Tenure: Freehold EPC Rating: Awaited

**£575,000**



Please note the marker reflects the postcode not the actual property

**view this property online** [williamhbrown.co.uk/Property/ELY109249](https://williamhbrown.co.uk/Property/ELY109249)



Property Ref:  
ELY109249 - 0002

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