



Connells

Sitch Road
Great Cambourne



A beautifully presented six-bedroom detached house is placed walking distance from the nature reserve. Benefitting from modernised throughout including the kitchen, bathroom and all ensuites to a neutral yet stunning standard. A huge rear garden makes this the perfect family home.

Entrance Hall

Door to front, stairs to first floor landing, under stairs cupboard, radiator.

Refitted Cloakroom

Window to front, vanity wash basin, WC, part tiled, heated towel rail.

Study

9' 1" x 9' 3" Max (2.77m x 2.82m Max)

Window to front, radiator.

Lounge

16' 3" Max x 12' 8" Max (4.95m Max x 3.86m Max)

French door to rear, gas fireplace, telephone point, under stairs cupboard, radiator.

Kitchen/Breakfast Room

18' 8" Max x 9' 5" Max (5.69m Max x 2.87m Max)

French door to rear, fitted kitchen with a range of Gloss wall and base units, complementary work surface and upstands, inset sink and drainer, electric eye level oven, five burn gas hob, stainless steel cooker hood, glass splash back, space fridge/freezer, integrated washing machine and dishwasher, spot lights.

First Floor Landing

Window to front, stairs to entrance hall and second floor landing, airing cupboard, radiator.

Bedroom Two

10' 1" + Wardrobe x 9' 8" Max (3.07m + Wardrobe x 2.95m Max)

Window to rear, double built in wardrobe, radiator.

Refitted Ensuite

Shower cubicle, vanity wash hand basin, WC, fully tiled, vanity mirror with light and shaver, tiled flooring, extractor fan, heated towel rail.

Bedroom Three

10' 1" + Wardrobe x 9' 6" (3.07m + Wardrobe x 2.90m)

Window to front, double built in wardrobe, radiator.



Refitted Ensuite

Shower cubicle, vanity wash hand basin, WC, fully tiled, extractor fan, vanity mirror with light and shaver, tiled flooring, heated towel rail.

Refitted Bathroom

Window to rear, shower cubicle, vanity wash hand basin, WC, tiled flooring, extractor fan, vanity mirror with light and shaver, fully tiled, heated towel rail.

Bedroom Five

9' 8" x 6' 7" (2.95m x 2.01m)

Window to rear, radiator.

Bedroom Six

9' 4" Max x 9' (2.84m Max x 2.74m)

Window to rear, radiator.

Second Floor Landing

Velux window to rear, stairs to first floor landing.

Bedroom One

14' 10" + Wardrobe x 12' 8" Max (4.52m + Wardrobe x 3.86m Max)

Window to rear, triple built in wardrobe, television point, two radiators, restricted head height.

Refitted Ensuite

Velux window to rear, P shape bath with mix tap and shower over, glass screen, vanity wash hand basin, WC, vanity mirror with light and shaver, extractor fan, heated towel rail, restricted head height.

Bedroom Four

18' 8" Max x 9' 6" (5.69m Max x 2.90m)

Velux window to rear, window to front, loft access, radiator, restricted head height.

Rear Garden

Fence and wall enclosed, patio area, laid to lawn, path to garage, door to garage, planted box borders, gate to front, outside light.

Tandem Garage And Parking

31' 7" x 9' 9" Max (9.63m x 2.97m Max)

Tandem garage , with power and light, parking to one car in font of garage.

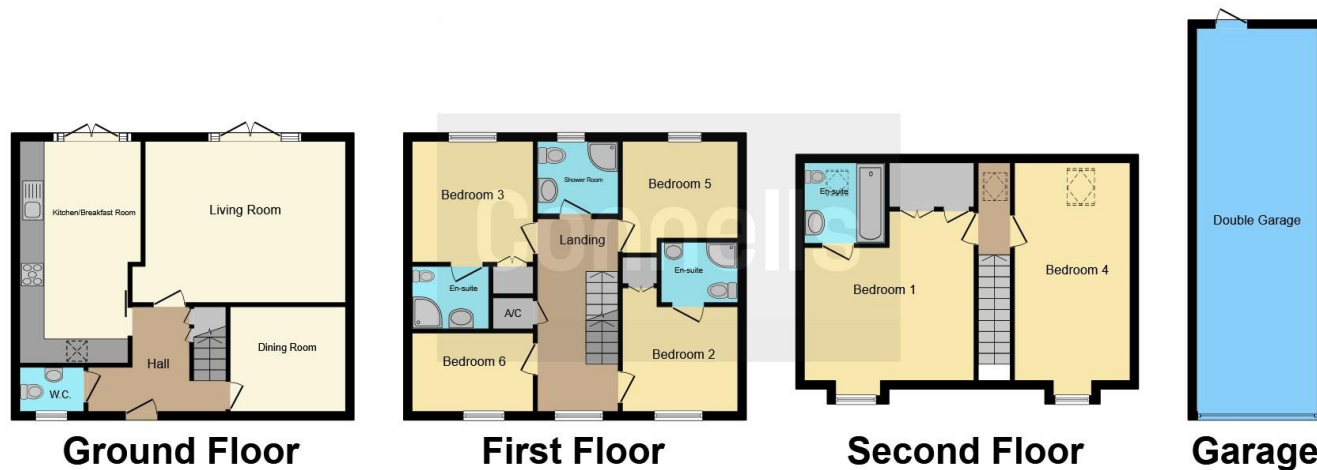
Agent Notes

Buyers should be made aware that limited information will be available with regards to Property Information Form enquiries.









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EPC Rating: C Council Tax
 Band: E

Tenure: Freehold

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Property Ref: CBN306470 - 0002