



Morley Drive, Ely, Cambridgeshire CB6 3FQ

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A well-presented three bedroom terraced home with spacious accommodation including kitchen/breakfast room, living/dining room with double doors to the garden, three bedrooms (one with en-suite) and a family bathroom.

- Entrance Hall & Downstairs Cloakroom
- Kitchen/Breakfast Room
- Living Room/Dining Room
- Three Bedrooms (One with En-Suite)
- Family Bathroom
- Enclosed Rear Garden
- Allocated Parking Space
- No Upward Chain

Guide Price: £335,000



ELY Home to a world famous 900 year old Cathedral, the historic city of Ely lies on the River Great Ouse probably no more than 15 miles from the City of Cambridge. There is a very good range of shopping facilities within the centre itself including a market which takes place on both Thursdays and Saturdays. A comprehensive range of local schooling is available. The area boasts a number of sporting facilities including an 18 hole golf course, indoor swimming pool, gymnasium and squash club whilst socially there is an excellent variety of pubs and restaurants, including the new Ely Leisure Village featuring a six screen cinema, along with family restaurants and takeaways. The A10 connects Ely to Cambridge, where the A14 and M11 provide routes to London (70 miles) and the rest of the country. From Ely's mainline rail station Cambridge can be reached in approximately 17 minutes while London's Kings Cross and Liverpool Street stations are approximately one hour 15 minutes to the south.

ENTRANCE HALL with door to front aspect, staircase rising to first floor.

DOWNSTAIRS CLOAKROOM Fitted with a two piece suite with vanity inset wash hand basin with mixer tap and feature tiled splashbacks and low level WC.

KITCHEN/BREAKFAST ROOM 11'1" x 8'10" (3.38 m x 2.69 m) with double glazed window to front aspect. Fitted with a range of matching wall and base units with work surfaces over and tiled splashbacks. Inset single drainer sink unit, Washing machine, dishwasher and fridge freezer, built-in oven with gas hob and extractor fan over. Breakfast bar and radiator.

LIVING ROOM/DINING ROOM 14'7" x 14'0" (4.44 m x 4.27 m) with double glazed window and double glazed French doors opening to rear garden. Radiator and understairs storage cupboard.

FIRST FLOOR LANDING with built-in airing cupboard.

BEDROOM ONE 10'11" x 9'1" (3.34 m x 2.77 m) with double glazed window to front aspect. Radiator, built-in wardrobe and door to:-

EN-SUITE SHOWER ROOM Fitted with a three piece suite comprising low level WC, wash hand basin and shower cubicle. Radiator.

BEDROOM TWO 9'9" x 8'2" (2.96 m x 2.49 m) with double glazed window to rear aspect. Radiator.

BEDROOM THREE 7'2" x 6'6" (2.18 m x 1.98 m) with double glazed window to rear. Radiator.

FAMILY BATHROOM with double glazed window to front aspect. Fitted with a three piece suite comprising panel enclosed bath, pedestal wash hand basin and low level WC. Radiator.

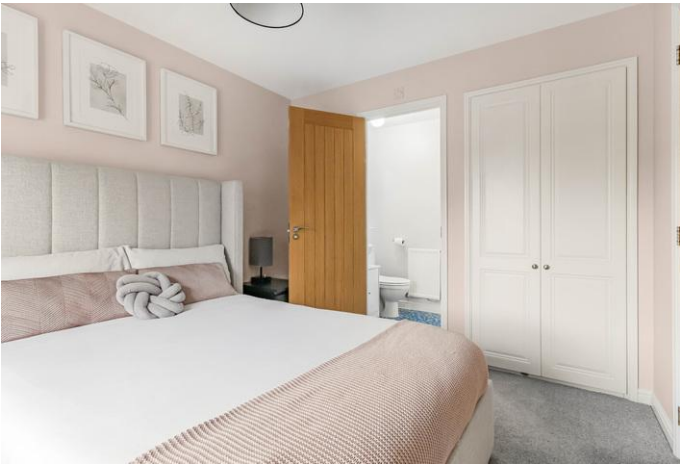
EXTERIOR The garden is fully enclosed with rear gated access, laid to lawn with a raised patio area and garden shed. Allocated parking space to rear.

Tenure The property is Freehold

Council Tax Band C **EPC** To Follow

Viewing By Arrangement with Pocock & Shaw
Tel: 01353 668091
Email: ely@pocock.co.uk
www.pocock.co.uk

Ref CWH-7348





Agent's note: (i) Unless otherwise stated on the front page the information contained within these particulars has been provided and verified by the owner or his/her representative(s) and is believed to be accurate. All measurements are approximate. (ii) The vendor(s) reserve(s) the right to remove any fixtures, fittings, carpets, curtains or appliances unless specific arrangements are made for their inclusion in the sale. (iii) None of the electrical, heating or plumbing systems have been tested.