



**North End, Meldreth, SG8 6NU**



**welcome to**

## **North End, Meldreth**

An opportunity to purchase a spacious and well-presented 3 bedroom semi-detached family home with the benefit of 3 reception rooms, good sized secluded rear garden, generous off-road parking, and situated in the highly sought-after village of Meldreth. Viewing highly recommended.



### **Door To Entrance Hall**

Stairs off to first floor landing. Radiator. Floor tiling.

### **Kitchen**

12' 1" x 12' 2" ( 3.68m x 3.71m )

Lovely fitted kitchen comprising stainless steel sink unit with mixer taps and work surface surrounds, range of base and wall units, freestanding oven and hob with stainless steel extractor fan, space and plumbing for automatic washing machine/tumble dryer/dishwasher, space for large fridge/freezer, wall mounted boiler, wall and floor tiling, double glazed windows to front and side. Door to ground floor shower room.

### **Ground Floor Shower Room**

Comprising shower cubicle, concealed cistern WC, wash hand basin set into vanity unit, heated towel rail. part tiled walls.

### **Dining Area**

9' 7" x 8' 10" ( 2.92m x 2.69m )

Integral storage. Tiled floor. Doors to lounge. Arch to family room.

### **Lounge**

14' 10" x 12' 5" ( 4.52m x 3.78m )

Feature log burner with hearth. Built in cupboards and integral storage. Radiator. Double glazed window to front.

### **Family Room**

10' 7" x 9' 7" ( 3.23m x 2.92m )

Double glazed windows and doors to rear. Double glazed doors to side. Radiator. Floor tiling.

### **First Floor Landing**

Hatch to loft. Built in cupboards.

### **Bedroom One**

15' x 10' 5" ( 4.57m x 3.17m )

Radiator. Double glazed window to front.

### **Bedroom Two**

10' 7" x 9' 9" ( 3.23m x 2.97m )

Radiator. Double glazed window to rear.

### **Bedroom Three**

7' 6" x 9' 5" ( 2.29m x 2.87m )

Radiator. Double glazed window to side.

### **Bathroom**

Comprising shower cubicle, wash hand basin, low flush WC, heated towel rail, double glazed window to side.

### **Outside**

#### **Rear Garden**

There is a good sized rear garden with pergola area, decorative gravel area, large lawned area with flower beds to borders with mature trees throughout, fence surround, wooden shed, green house.

### **Parking**

To the front of the property there is a large gravel driveway providing off-road parking for a number of vehicles. Flower beds to borders.

The property has solar panels.



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## **North End, Meldreth**

- Spacious and well-presented semi-detached family home.
- 3 bedrooms.
- Spacious lounge and separate dining area.
- Lovely fitted kitchen.
- Family room.

Tenure: Freehold EPC Rating: C

Council Tax Band: C

**£425,000**



Please note the marker reflects the postcode not the actual property

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