



Martins Way, Hardwick Cambridge
£450,000 Freehold

**Sharman
Quinney**

Key Features



- Enclosed rear garden
- Conservatory
- Open Plan
- Underfloor Heating
- 6 years NHBC

Hardwick is a village and civil parish in the county of Cambridgeshire, located about 6 miles west of the city of Cambridge. The village lies immediately south of the A428 road between Cambridge and St Neots. It is about 4 miles east of the newly developed town of Cambourne.

Ground Floor

Entrance Hall

Cloakroom

Low level WC and Wash hand basin.

Kitchen 4.19m x 3.55m (13'9" x 11'8")

Lounge 5.94m max x 3.98m (19'6" max x 13'1" max)



Conservatory 4.77m x 2.92m (15'8 x 9'7")

First Floor

Bedroom 1 5.25m max x 2.92m (17'3" max x 9'7")

En-Suite to Master
Low level WC, Wash hand basin and Walk in shower cubicle.

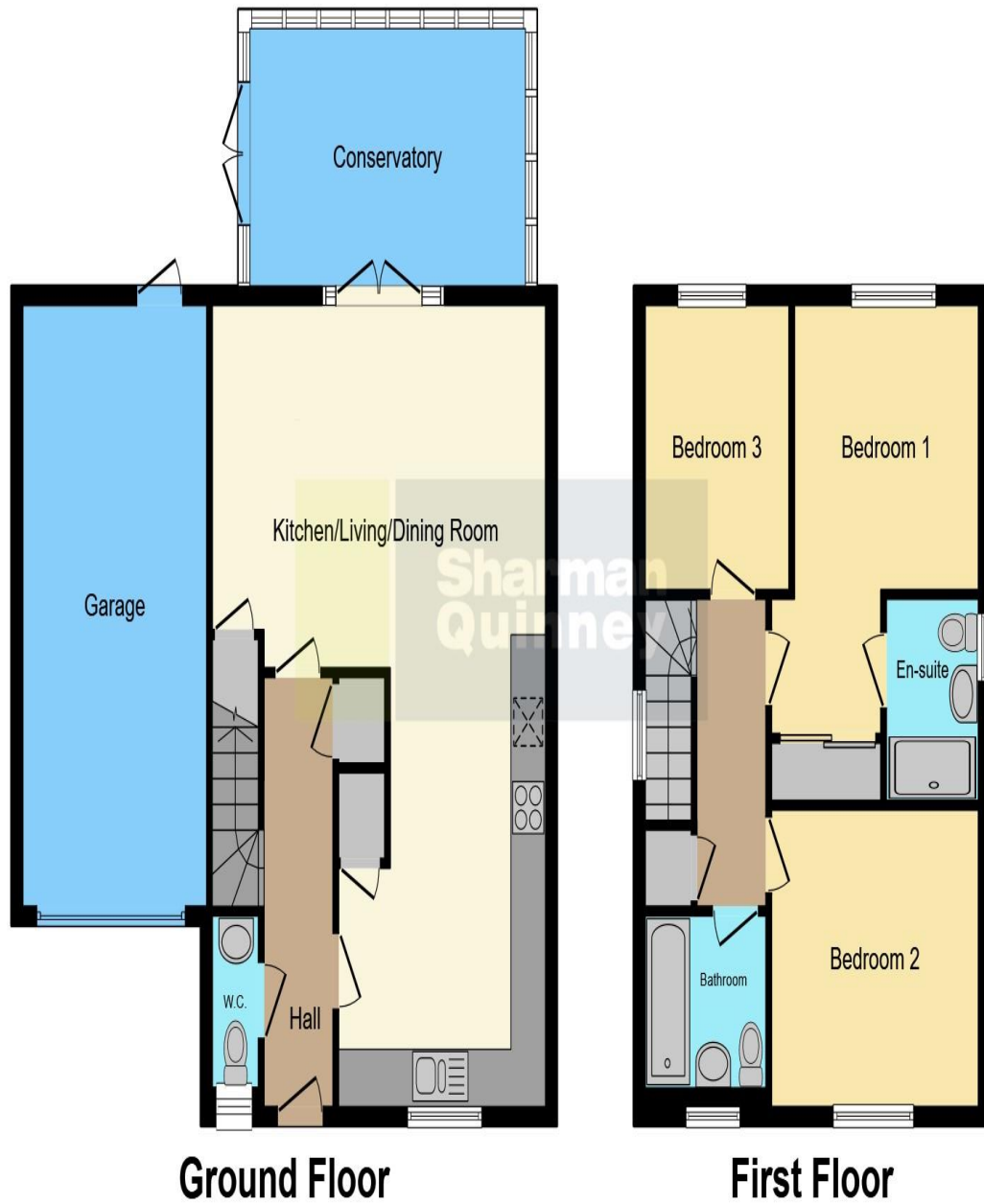
Bedroom 2 3.68m x 3.04m (12'1" x 10')

Bedroom 3 2.92m x 2.51m (9'7" x 8'3")

Bathroom
Bath with Shower over, low level WC and Wash hand basin.

Outside
Rear garden and single garage.





Ground Floor

First Floor

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

To view this property call Sharman Quinney on:
01954 710620

Selling your property?

Contact us to arrange a **FREE** home valuation.

 01954 710620

 13 High Street, Cambourne, CAMBRIDGE,
Cambridgeshire, CB23 6JX

 cambourne@sharmanquinney.co.uk

 www.sharmanquinney.co.uk



 SCAN ME



Sharman Quinney Holdings Limited is registered in England and Wales under company number 4174227, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

1: These particulars do not constitute part or all of an offer or contract. 2: The measurements indicated are supplied for guidance only and as such must be considered incorrect. 3: Potential buyers are advised to recheck the measurements before committing to any expense. 4: Sharman Quinney has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working condition of any appliances. 5: Sharman Quinney has not sought to verify the legal title of the property and buyers must obtain verification from their legal representative. 6: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask your co-operation in order that there will be no delay in agreeing the sale. Ref: CSQ203761 - 0010

