



Webb Close, Hardwick Cambridge
£450,000 Freehold

**Sharman
Quinney**

Key Features



- Immaculate Condition Throughout
- Driveway with Garage and Parking for Multiple Cars
- Still under NHBC Warranty
- Easy Access to Major Transport Links M11, A14 and A428
- Solar Panels with Underfloor Heating

Hardwick is within the Catchment of Comberton Village College and offers a variety of village amenities including the Blue Lion Pub, Sports and Social Club, General Store and Post Office. There is a frequent bus service into Cambridge. Hardwick is a village and civil parish in the county of Cambridgeshire, located about 6 miles west of Cambridge City Centre. 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.

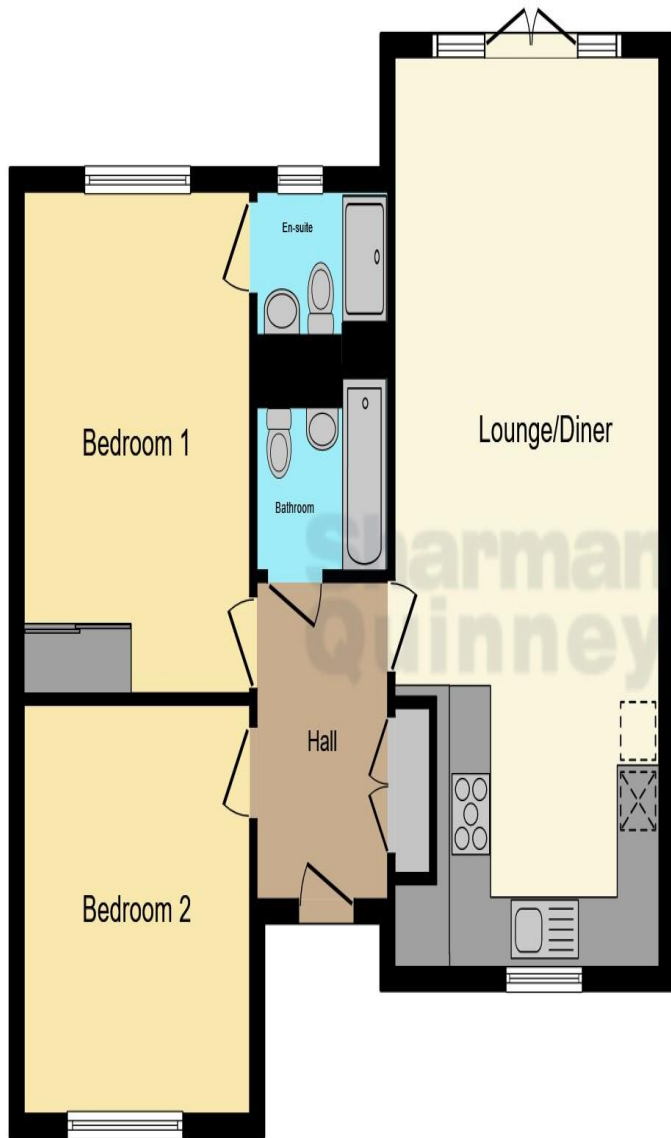
Measurements

Entrance Hall - 1.88m x 2.74m
Lounge/Diner - 3.79m x 7.85m
Bedroom 1 - 3.24m x 4.33m
Bedroom 2 - 3.24m x 3.53m

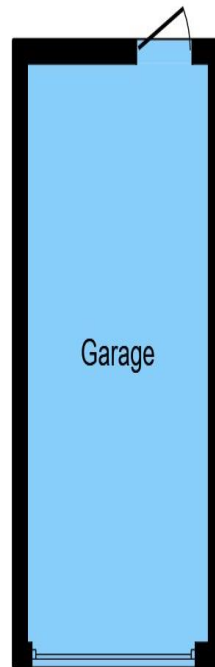


Garage - 2.6m x 5m





Floor Plan



Garage


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

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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: CSQ204056 - 0001

