



Ground Floor

Porch

Entrance Hall

Lounge/Dining Room
5.90m (19'4") x 4.93m (16'2")

Refitted Kitchen
2.45m (8'1") x 2.17m (7'1")

Garden Room
4.00m (13'1") x 3.83m (12'7")

Utility Area

Refitted Shower Room

Bedroom 1
4.43m (14'6") max x 3.16m (10'5")

Bedroom 2
3.45m (11'4") x 2.64m (8'8")

Outside

To the front of the property are well maintained flower beds and borders, there is block paved pathways, and driveway to the side which leads to a detached single garage. The garage has an up-and-over door, power and light connected, a personal door to the side, and a window to rear. There is also gated access to the rear garden. To the rear, is an enclosed rear garden,

which is laid mainly to block paving with a raised rockery and mature flower bed border, there is an outside tap, and a garden shed.

Further Information

Tenure: Freehold
Council Tax Band: C
EPC Rating: TBC

Agents Note: A member of Ellis Winters staff is involved within the selling of this home

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

ellis winters
sales & lettings since 2001

OFFICE ADDRESS

14 Market Hill
St Ives
Cambridgeshire
PE27 5AL

OFFICE DETAILS

01480 388888
infostives@elliswinters.co.uk
www.elliswinters.co.uk

ellis winters
sales & lettings since 2001

£320,000

FORSYTHIA ROAD

ST. IVES, PE27 3AH

PROPERTY SUMMARY

A very well-presented, extended detached bungalow, in a cul de sac location. This superb property is within walking distance from local amenities, and public transport links to the guided busway. The property features a lounge/dining room, a garden room, a refitted kitchen with integrated appliances, two bedrooms both with fitted wardrobes, a refitted shower room, a utility area, an enclosed rear garden, a driveway for several vehicles, and a detached single garage.

2



1



2

