

ten sales &
lettings

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3 Nursery Road, Eynesbury, St. Neots, PE19 1NT

Bedrooms: 3 Bathroom: 1

£229,500

experience better

Property Features

- REFITTED GLOSS CREAM KITCHEN
- SEPARATE DINING AREA
- LARGE OPEN PLAN LOUNGE
- REFITTED BATHROOM
- NO CHAIN
- PRIVATE NON OVERLOOKED GARDEN
- CLOSE TO TRAIN STATION & TOWN CENTRE
- IDEAL FIRST TIME BUYER PROPERTY



Description

Ten Property Agents offer this refurbished 3 bedroom town house featuring a fully REFITTED GLOSS CREAM KITCHEN & Dining Area, new flooring throughout. An open plan large Lounge with ample space for large corner sofa.

Refitted white bathroom suite, non overlooked rear garden and three good sized bedrooms. A good size private hard standing rear garden with store sheds and rear access gate. Walking distance to St Neots Train Station, Eynesbury Industrial Estate and St Neots Town Centre. Sold with No Onward Chain.



Room Details & Dimensions

Lounge *13' 1" x 14' 3" (3.98m x 4.34m)*

Entrance door into open plan lounge with oak style wood effect flooring, radiator and UPVC windows to front and rear aspects. TV and electrical sockets.

Kitchen/Diner *18' 1" x 8' 9" (5.51m x 2.66m)*

Large open plan kitchen dining room featuring a range of refitted gloss cream base and eye level units with soft closing doors, wood grain effect work surface, black composite sink unit with modern chrome mixer tap.

Electric oven and hob, with stainless steel cooking splash back and extractor hood. Space and plumbing for dishwasher. UPVC window to rear garden.

Oak style wood effect flooring leading into dining space for 6 seater table with UPVC window to front.

American Fridge & Dishwasher are available as optional purchases.

Downstairs WC

A rear lobby leads to downstairs cloakroom with white WC and wall mounted flush and radiator.

Lobby / Utility

Lobby area with tiled floor and access to downstairs cloakroom plus two store rooms, one with sliding doors. Plumbing for Washing Machine.

First Floor Landing

Carpeted landing in grey with access to store cupboard housing newly installed combination boiler. Loft access.



Bedroom One 16' 0" x 10' 7" (4.87m x 3.22m)

Large double bedroom with space for wardrobe, carpeted grey flooring, radiator, UPVC window to front and wall insert store cupboards.

Bedroom Two 11' 7" x 10' 7" (3.53m x 3.22m)

Good size double bedroom, carpeted grey flooring, radiator and UPVC window to front.

Bedroom Three 13' 0" x 7' 0" (3.96m x 2.13m)

Good sized third bedroom with carpeted grey flooring, radiator and UPVC window to rear.

Bathroom

Refitted white bathroom suite with vanity style wall hung wash hand basin and chrome mixer taps. Contemporary style white bath with chrome shower/tap mixer and tiling to ceiling.

Low level WC, wood effect flooring and heated towel rail. UPVC window to rear.

Rear Garden

Hard standing non overlooked slabbed rear garden with timber pergola seating area. Fencing to all sides with outside storage cupboard with electric and lighting connected.

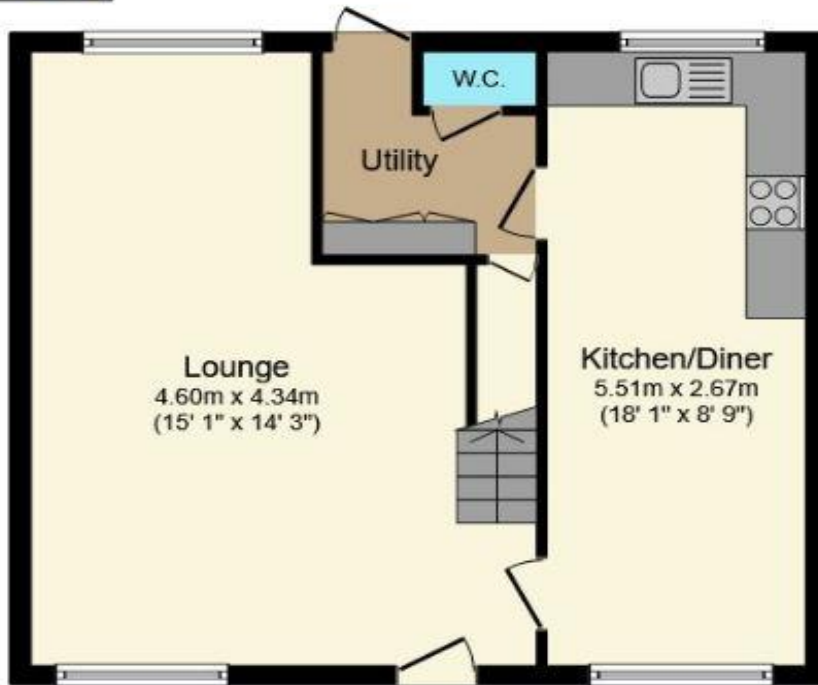
Rear access gate, garden shed and outside tap. Security camera to phone system installed.

Front Garden

Landscaped front garden with decorative gravel and an assortment of mature shrubs. Newly fitted timber gate and matching picket fence to front.

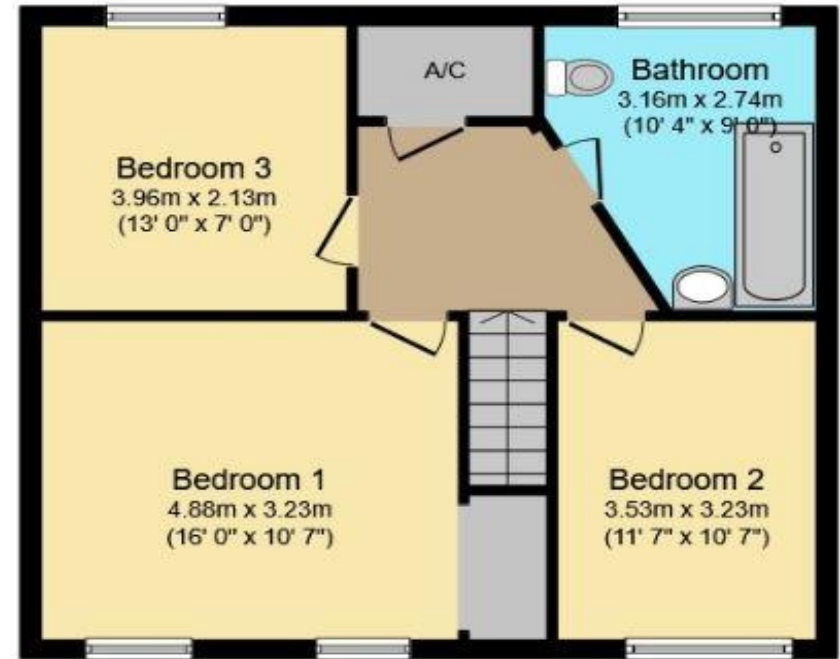






Ground Floor

Floor area 53.0 sq. m. (570 sq. ft.) approx



First Floor

Floor area 53.0 sq. m. (570 sq. ft.) approx

Total floor area 106.0 sq. m. (1,141 sq. ft.) approx

This Floor Plan is for illustration purposes only and may not be representative of the property. The position and size of doors, windows and other features are approximate. Unauthorized reproduction prohibited. © PropertyBOX



Council Tax Band: C

EPC Rating: C

Tenure: Freehold

Property Misdescriptions Act 1991

The Agent has not tested any electrics, central heating systems, apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A buyer is therefore advised to obtain verification from Solicitor or Surveyor. References to the Tenure of a Property are based on the information supplied by the seller. These particulars do not form part of any contract.

Measurements are believed to be correct within 5 inches. Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property.