



**LOVETT**  
Sales & Lettings

£380,000



## 12 Linley Road, Eynesbury, St. Neots, PE19 2UJ

- Fully renovated detached bungalow
- Three bedrooms
- Sought after location in Eynesbury
- Close to shops and amenities
- Refitted kitchen with fitted appliances
- Updated electrics and new heating system

## Full Description

A fully refurbished three bedroom detached bungalow in the heart of Eynesbury close to shops, amenities and bus stops. The very well presented accommodation comprises entrance hall, refitted kitchen/dining room (with built in kitchen appliances), living room, three bedrooms and a refitted shower room. The property has been re-plastered, re-painted and re-carpeted throughout along with updated electrics and a newly installed gas radiator heating and hot water system. Externally, the South facing rear garden has been landscaped with new turf and to the front a new driveway has been laid leading to a single garage with an electric roller door. Viewing highly recommended! No forward chain.

### ENTRANCE HALL

Composite entrance door leading to entrance hall. Radiator. Cupboard housing new combination boiler. Loft access.

### KITCHEN/DINER

20' 3" x 7' 5" (6.17m x 2.26m)

Refitted kitchen comprising work surfaces with complementary drawers and cupboards under. Wall mounted cupboards. One and a half bowl sink with mixer tap and tiled splash backs. Built in electric oven and four ring hob with extractor over. Built in fridge / freezer, microwave, washing machine and dishwasher. Radiator. UPVC window to front and side. Glazed doors to living room.

### LIVING ROOM

16' 9" x 11' 4" (5.11m x 3.45m)

UPVC window to front. Radiator. Glazed doors to kitchen/diner.

### BEDROOM ONE

12' 3" x 8' 5" (3.73m x 2.57m)

UPVC window to rear. Radiator. Built in wardrobes.

### BEDROOM TWO

10' 4" x 9' 0" (3.15m x 2.74m)

UPVC window to rear. Radiator.

### BEDROOM THREE

7' 7" x 7' 3" (2.31m x 2.21m)

UPVC window to side. Radiator.



### SHOWER ROOM

Refitted three piece white suite comprising low level WC, pedestal wash hand basin and fitted shower with glass sliding door and tiled splash backs. Heated towel rail. Extractor fan. UPVC window to side.



### REAR GARDEN

South facing rear garden mainly laid to lawn.

### GARAGE

17' 1" x 8' 11" (5.21m x 2.72m)

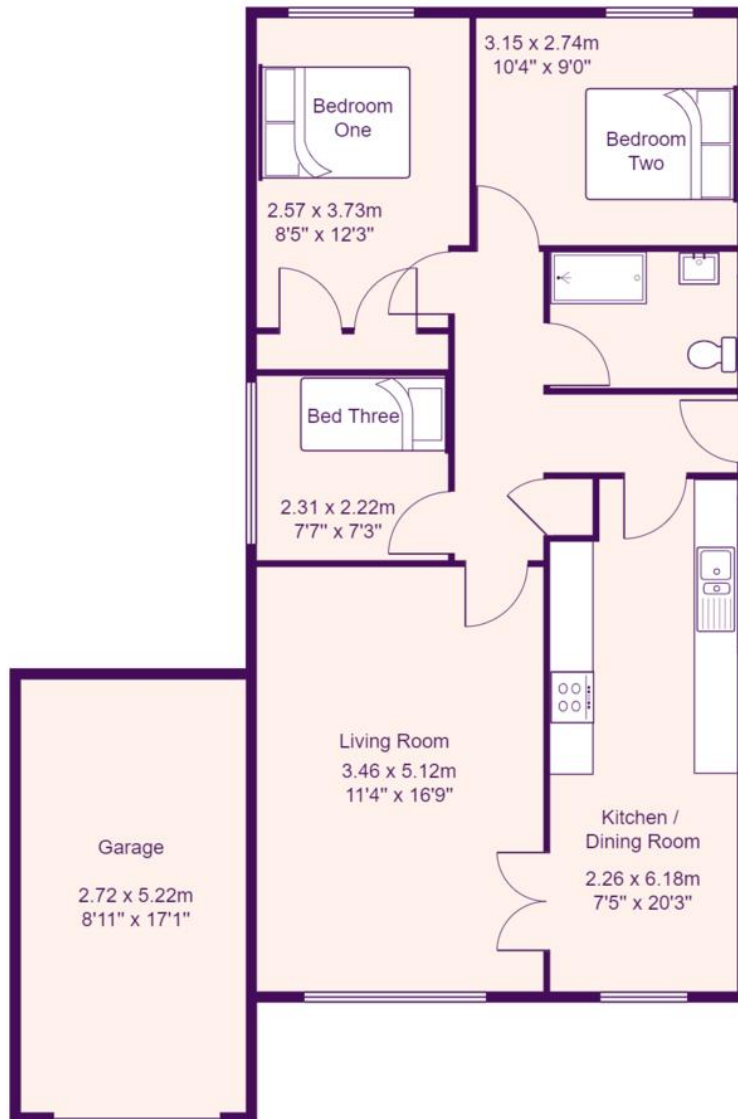
Electric roller door. Power and light.

### FRONT GARDEN

Driveway leading to garage plus lawn area.







Total Area: 82.8 m<sup>2</sup> ... 891 ft<sup>2</sup>

All measurements are approximate and for display purposes only