



East Street, Great Gransden, SG19 3AB

Offers over £390,000



LATCHAM ———
————— DOWLING

ESTATE AGENTS

Latcham Dowling are delighted to offer for sale this stunning Grade 2 listed, character filled, three double bedroom cottage. Dating back to 1830s, this previous farm-worker housing turned village shop now offers a beautiful home situated within the heart of this highly sought after Cambridgeshire village.

With over 1300 sq feet of accommodation, it is not your standard sized "picture postcard" cottage and from the moment you enter the property, it exudes space and light. There is a large entrance hall leading to the 15' dining room to the right, complete with a stunning brick-built inglenook fireplace housing a cast iron log burner.

The lounge is situated at the opposite end of the property and exudes character with exposed timbers and fireplace. The charming and bright kitchen sits in the heart of the home, with breakfast seating in the distinctive bay window.

To the rear is a useful utility room that can house a washing machine as well as a dryer. A light and airy cloakroom completes the downstairs accommodation.

Upstairs there are three large double bedrooms with in-built storage and cupboard space, as well as two fully functioning bathrooms. These have been fully re-fitted by the current owners and have a real touch of 'WOW'.

To the rear is an enclosed cottage courtyard garden, complete with a newly furnished covered area for enjoying those summer evenings. There are two good sized brick-built storage sheds.

Great Gransden is a picturesque and highly sought-after village situated in Cambridgeshire with good road links to Cambridge. The village itself has several amenities including a primary school, nursery, village store with post office, village playing field with tennis courts and the Reading Rooms which hosts several clubs and events. Another real bonus is the fact this cottage sits within the highly regarded Comberton School catchment area.

This is not only a stunning cottage offering character, but space, light and practicality throughout.

Entrance





L shaped Entrance Hall
15'8 x 7'2 (4.78m x 2.18m)

W.c

Dining Room
15'1 x 14' (4.60m x 4.27m)

Kitchen
13'9 max x 7'1 (4.19m max x 2.16m)

Utility Room
7' x 5'1 (2.13m x 1.55m)

Living Room
15'1 x 10'2 (4.60m x 3.10m)

First Floor

Landing

Bedroom One
14'11 x 12'3 (4.55m x 3.73m)

Bedroom Two
12'4 x 12' (3.76m x 3.66m)

Bedroom Three
15'4 x 10'6 (4.67m x 3.20m)

Bathroom

Shower Room

Outside

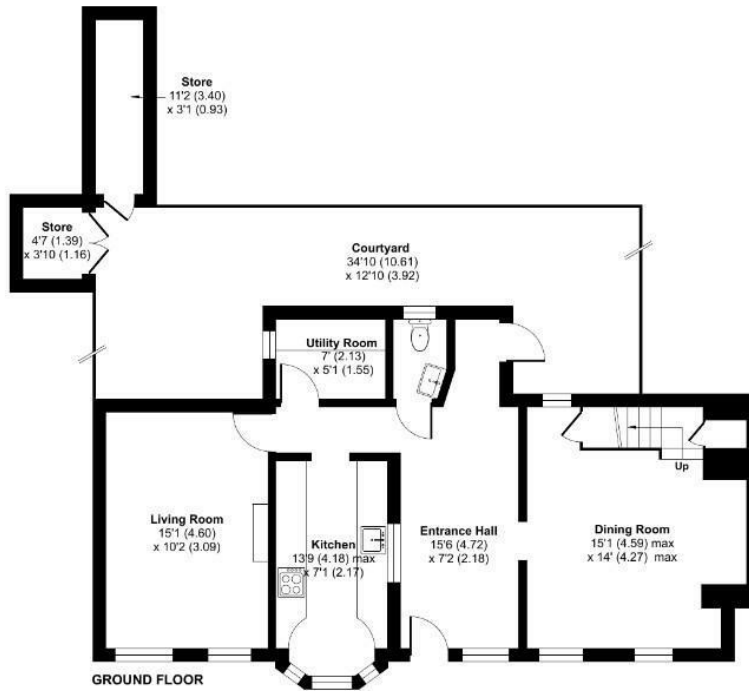
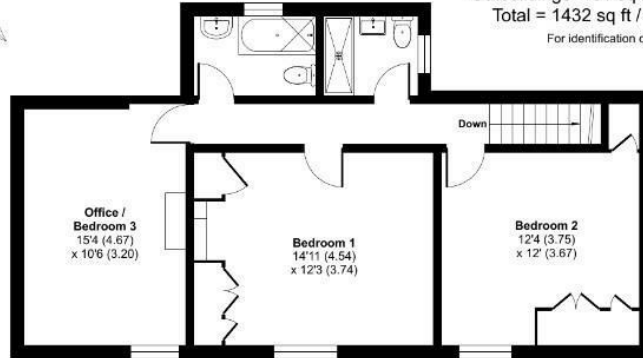
Rear Courtyard garden

Front Garden

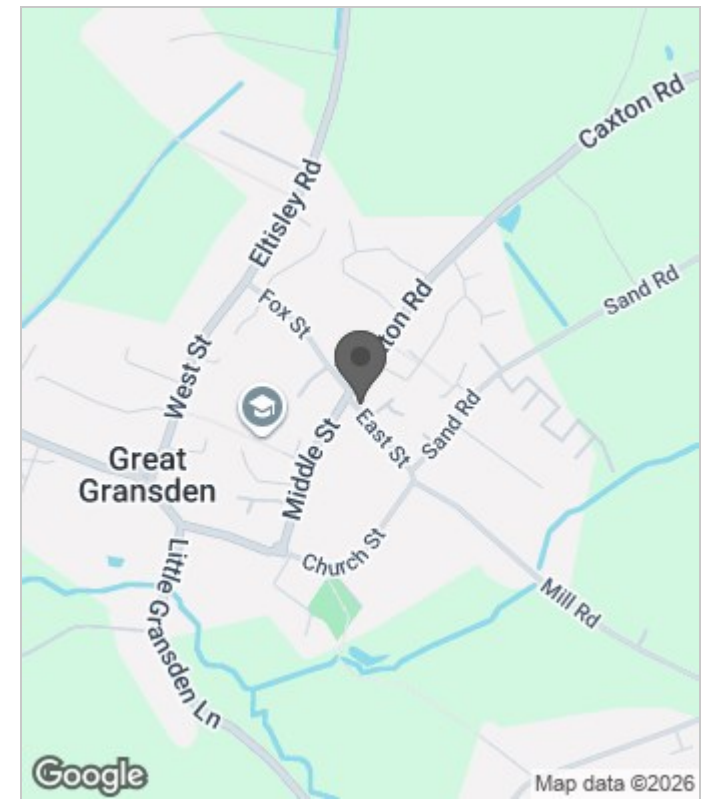


East Street, Great Gransden, Sandy, SG19

Approximate Area = 1381 sq ft / 128.2 sq m
 Outbuildings = 51 sq ft / 4.7 sq m
 Total = 1432 sq ft / 132.9 sq m
 For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nichcom 2025. Produced for Latcham Dowling Ltd. REF: 1372922



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