



RUSSELL KILLNER  
ESTATE AGENTS



BRITISH  
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AWARDS  
2025

GOLD WINNER

ESTATE AGENT  
IN ST. NEOTS



## 6 Fox Brook

, St. Neots, PE19 6AQ

Offers in excess of £300,000

Positioned a short walk from St Neots mainline train station, this generously sized five-bedroom, three-storey family home offers an excellent blend of space, style, and convenience, ideal for modern family living.

Upon entering, you are welcomed by a spacious entrance hallway with built-in storage and a convenient downstairs cloakroom. The kitchen/ dining room is thoughtfully designed with a range of high and low-level soft-close units, along with space for all essential appliances creating the perfect environment for both everyday living and entertaining.

To the rear, the generously sized living room is filled with natural light and features a walk-in bay window overlooking the garden, providing a relaxing and inviting space for the whole family.

The first floor offers a well-balanced layout, comprising a contemporary family bathroom with Jack and Jill access to the second bedroom, a further spacious third double bedroom, an additional fourth double bedroom, and a well-proportioned single room ideal as a home office or nursery.

Occupying the entire top floor is the standout principal suite, an exceptional and expansive master bedroom featuring a striking dormer window, built-in wardrobe space, and a modern en-suite, creating a true private retreat.

Externally, the enclosed rear garden has been designed with low maintenance in mind, boasting an artificial lawn and a patio seating area perfect for entertaining or enjoying summer evenings.

- No onward chain, a straightforward and stress-free purchase
- Generously sized five-bedroom, three-storey family home offering over three floors of versatile living
- Spacious kitchen/ dining space, perfectly designed for modern family living and entertaining
- Bright and spacious living room featuring a walk-in bay window overlooking the garden
- Impressive top-floor principal suite with en-suite and built-in wardrobe area
- Contemporary Jack and Jill family bathroom enhancing practicality for family life
- Maintained low-maintenance rear garden with artificial lawn and patio seating
- Driveway parking to the rear offering convenience and practicality
- Prime location within walking distance of St Neots mainline station ideal for commuters

### Viewing

Please contact us on 0333 210 0179 if you wish to arrange a viewing appointment for this property or require further information.



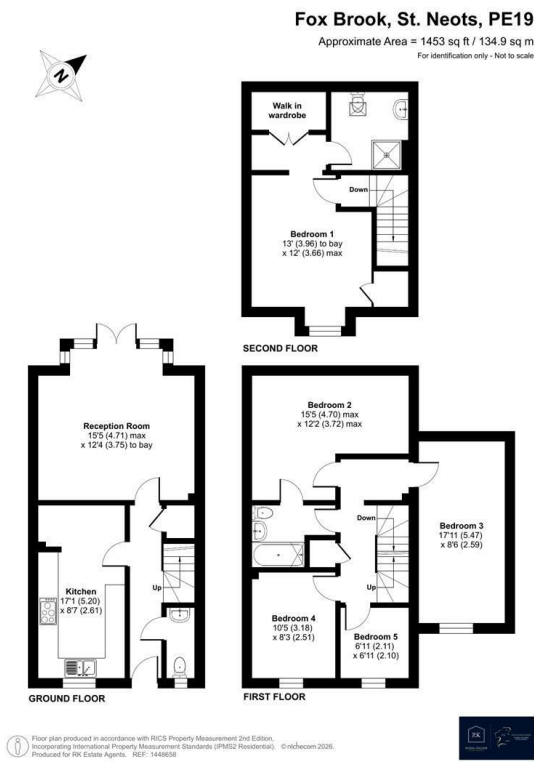
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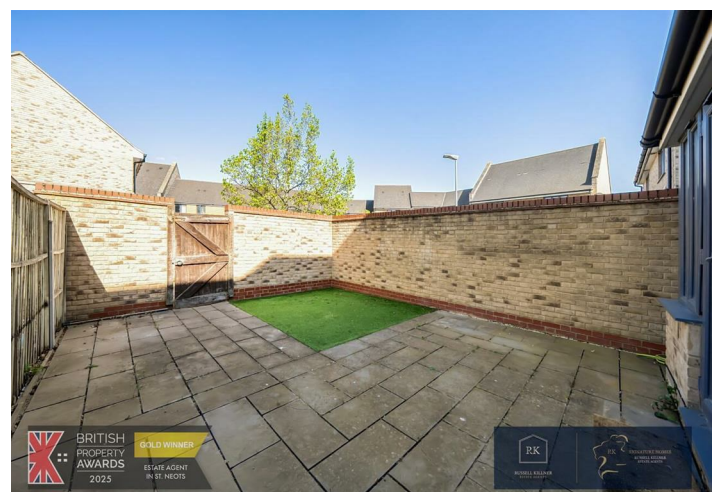
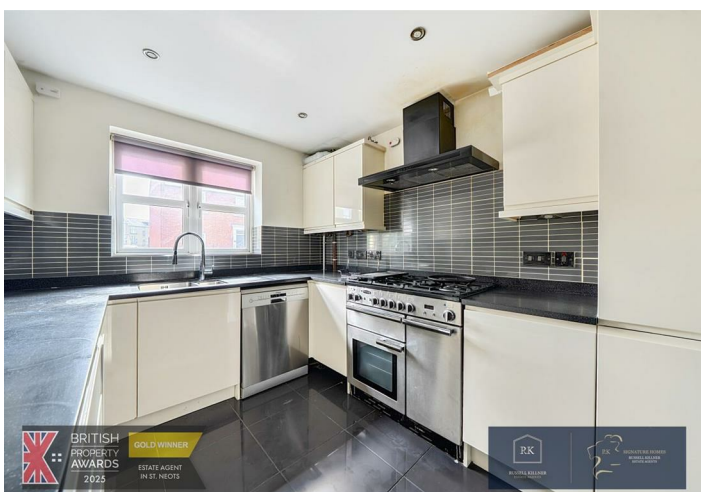
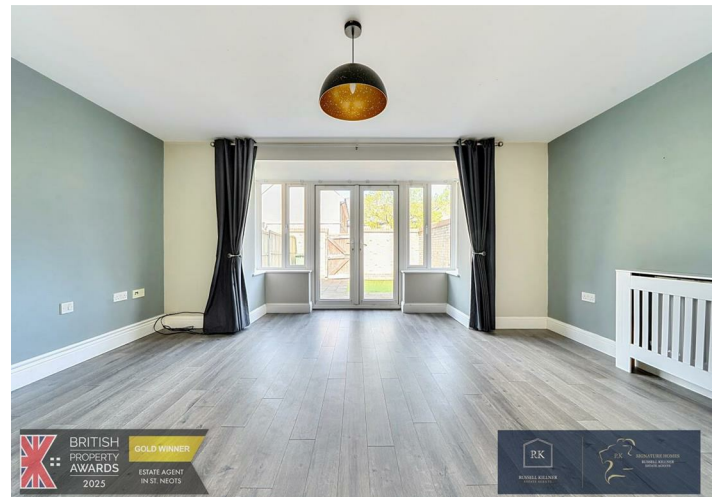
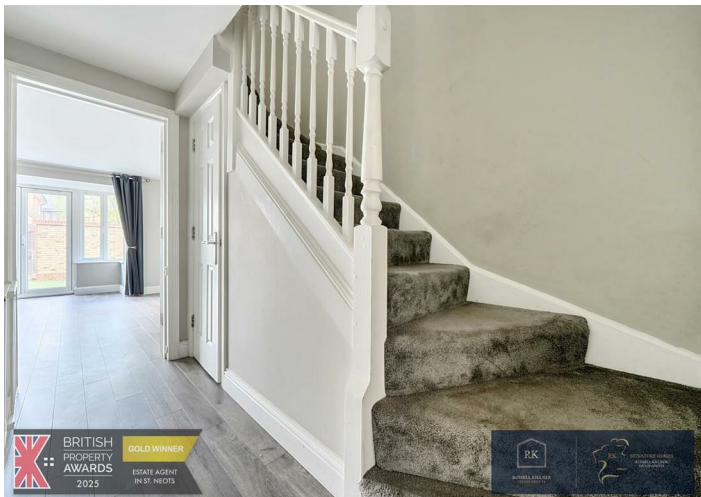
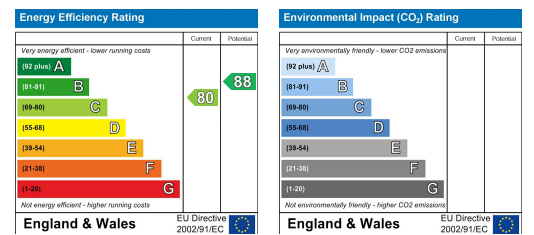
# Floor Plan



# Area Map



# Energy Efficiency Graph



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