

# BEN FRANCIS exp

Warren Road, St. Ives, PE27 5NW

Offers Over £400,000

 4  3  3



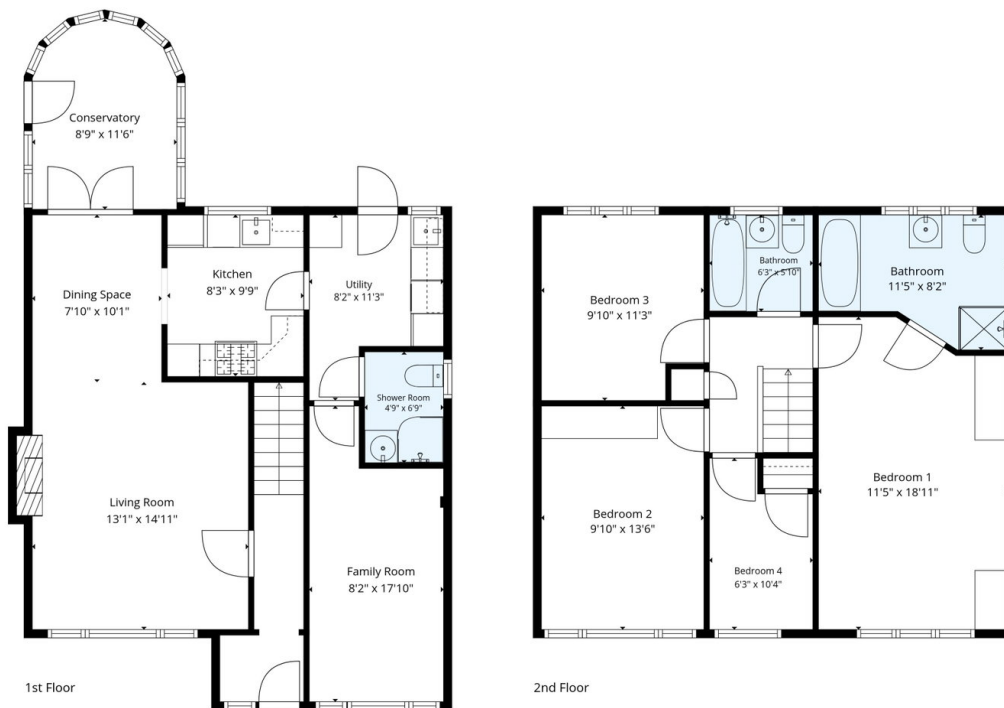
A Perfect Family Home on Warren Road, St Ives! Offer over £400,000. Get booked in on our Open day - Saturday 25th of July & reference BF1670 when calling!

Get in touch today - 07517 270002

# BEN FRANCIS exp

## Key Features

- OFFERS OVER £400,000
- OPEN DAY SATURDAY 25TH JULY
- WELL PRESENTED FOUR BEDROOM DETACHED HOME
- OPEN PLAN LOUNGE DINING ROOM
- ADDITIONAL RECEPTION ROOM & CONSERVATORY
- CORNER PLOT WITH A SOUTH FACING GARDEN
- THREE BATHROOMS WITH AN EN-SUITE TO MAIN BEDROOM
- LARGE DRIVEWAY WITH PARKING FOR MULTIPLE VEHICLES
- CLOSE PROXIMITY TO ST IVES TOWN CENTRE A PERFECT FAMILY HOME



**Total: 1413 sq. ft**  
1st Floor: 706 sq. Ft, 2nd Floor: 707 sq. ft  
Excluded Areas: Utility: 74 sq. Ft, Fireplace: 6 sq. Ft, Walls: 117 sq. ft

Ben Francis | ExpD: Measurements Deemed Highly Reliable But Not Guaranteed.



Get in touch today - 07517 270002