

# Clarke Philips

Estate Agents & Property Management



Offers Over £500,000

2 KINGSBRIDGE WAY | KENTFORD | CB8 8FU

A beautifully crafted, newly built 4 bedroom detached home located in a highly desirable village with superb access to both the A11/A14. Spanning approximately 1,569sqft over three well-planned floors, this property offers a stylish kitchen/dining room complete with integrated appliances and French doors opening onto the rear garden, along with a spacious living room ideal for relaxation. The top-floor primary bedroom boasts its own ensuite, complemented by three additional double bedrooms and two modern family bath/shower rooms. Additional highlights include air-source underfloor heating, an enclosed rear garden and private off-road parking for two vehicles. Viewing is highly recommended - Available 7 days a week 8am-apm with Clarke Philips Estate Agents.

Agents Notes

Sales Agents Notes - Tenure - Freehold  
Council Tax Band - TBC  
Property Construction – Brick and Block  
Parking – Carport with space for 2 cars and an EV charging point

Utilities / Services

Electric and Water Supply - Mains  
Sewerage - Mains  
Heating sources - Air Source Heating (ground floor under floor heating, second/third floors radiators)  
Broadband Type – FTTP  
Mobile Signal/Coverage – Good  
Flood risk - Very Low

Directions

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