

# 5 The Mallows Fordham Road - Asking Price £240,000

Soham, Ely Cambs CB7 5FP

**shires**

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# Asking Price £240,000

## The Property

**\*Chain-Free Two-Bedroom End of Terrace with Parking\***  
Situating in the popular town of Soham, this end-of-terrace home offers a fantastic opportunity for first-time buyers or investors. The property is offered chain free and benefits from modern living spaces, a private garden and allocated parking.

The ground floor features a welcoming living room with doors opening onto the rear garden, a fitted kitchen, and a convenient W/C. Upstairs, there are two double bedrooms and a family bathroom, providing comfortable and practical accommodation.

Externally, the property boasts two allocated parking spaces and an enclosed rear garden, perfect for relaxing or entertaining.

New carpets have been laid throughout and new flooring in the kitchen and w/c.

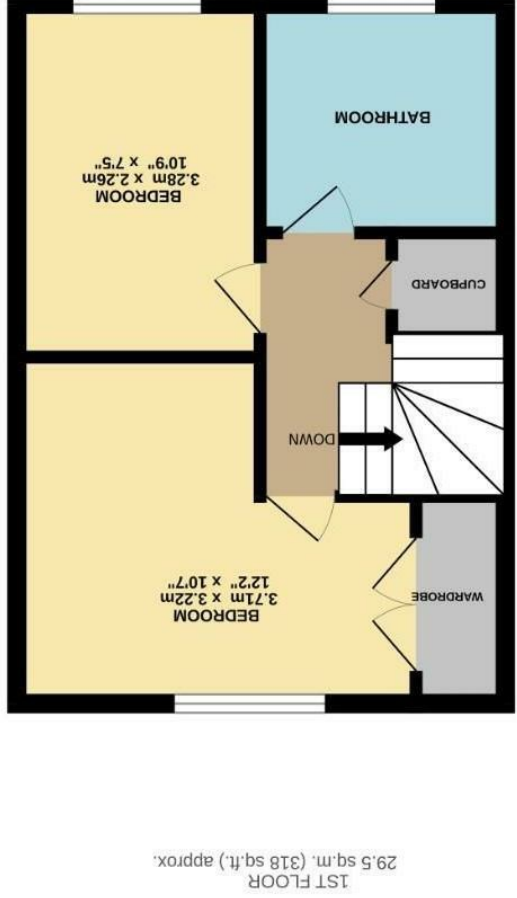
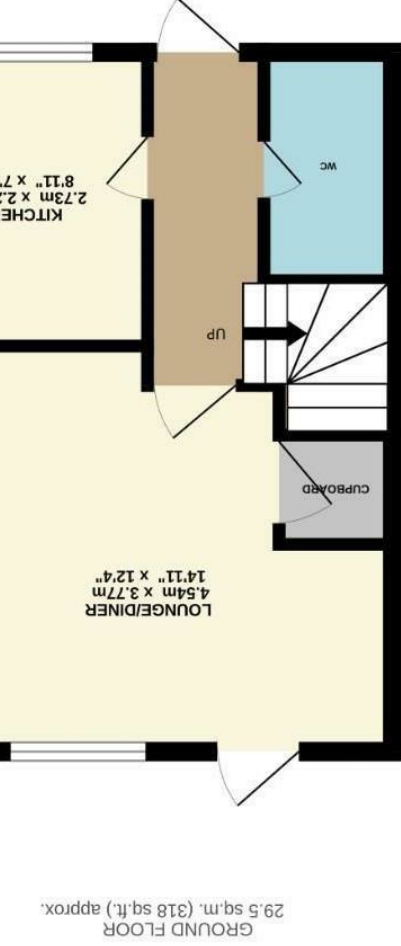
Located in Soham, between Ely and Newmarket, the home enjoys excellent local amenities including shops, schools, pubs, and leisure facilities, as well as good transport links to Cambridge, Ely and surrounding areas.

## Features

- CHAIN-FREE END OF TERRACE HOME
- SPACIOUS LIVING ROOM WITH DOORS TO GARDEN
- TWO DOUBLE BEDROOMS
- TWO ALLOCATED PARKING SPACES
- NEW CARPETS THROUGHOUT
- EXCELLENT LOCAL AMENITIES, SCHOOLS AND TRANSPORT LINKS
- LOCATED CLOSE TO TRAIN STATION WITH LINKS TO ELY, CAMBRIDGE, LONDON
- FAMILY BATHROOM AND W/C
- ENCLOSED REAR GARDEN
- CALL SHIRES TO VIEW



These sales particulars have been produced as a general guide only and we would draw to your attention that we have not carried out a detailed Survey of the property nor have we tested services, appliances or specific fittings. Whilst measurements and statements given within the details are provided in good faith, their accuracy should not be relied upon. If there are any points about which you may be uncertain or would like further clarification, we would suggest that you telephone this office and speak to our staff who will endeavour to assist you.



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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