



Mill Close, Burwell CB25 0HL

Offers Over £400,000

Mill Close, Cambridge, CB25 0HL

A recently constructed modern and detached bungalow set in this quiet and peaceful cul-de-sac and located in this thriving village setting.

Rather deceptive, this impressive property offers sizeable rooms throughout and boasts cleverly planned space throughout. Accommodation includes entrance hall, living room, kitchen/dining room, three double bedrooms (ensuite to master) and a family bathroom. Benefiting from double glazing and gas fired heating.

Externally the property offers extensive driveway, garage and a fully enclosed rear garden.

No chain – viewing recommended.

Entrance Hallway

With doors leading to all rooms.

Utility Room

With space and plumbing for washing machine. Space for dryer.

Kitchen/Dining Room 12'9" x 10'5" (3.9 x 3.2m)

With a range of matching eye and base level cupboards. Sink and drainer with mixer tap over. Tiled splashbacks. Oven with extractor over. Space and plumbing for dishwasher. Space for fridge/freezer. Radiator and window to front aspect.

Living Room 16'0" x 9'10" (4.9 x 3)

Fireplace fitted with electric fire. Window to front aspect. French doors leading to side passage. Radiator.

Master Bedroom 13'5" x 12'1" (4.1 x 3.7)

With fitted wardrobes. Window to rear aspect. Radiator and door to:

En Suite

Suite comprising of low level WC and shower cubicle.

Bedroom 2 13'5" x 9'10" (4.1m x 3m)

With fitted wardrobes. Window to rear aspect and radiator.

Bedroom 3 9'6" x 8'2" (2.9m x 2.5m)

With fitted wardrobes. Window to side aspect and radiator.

Bathroom

White suite comprising low level WC, pedestal hand basin and panelled bath with shower over. Obscured window to side aspect. Heated towel rail.

Outside Front

Paved driveway with off road parking for numerous vehicles. Gated access to rear garden. Garage.

Rear Garden

Patio area. Lawned area. Garden Shed. Door to garage.

Location

Burwell, a charming village in Cambridgeshire, is known for its traditional character and community spirit. It features a range of local shops including a convenience store, a bakery, and several pubs, alongside essential amenities such as a primary school, post office, and a health

centre. The village offers a picturesque setting with beautiful countryside walks and nearby parks. It's located approximately 10 miles from Cambridge city centre, making it accessible for those commuting to the city, and around 5 miles from the market town of Newmarket, famous for its horse racing. Overall, Burwell balances rural tranquillity with convenient access to urban facilities.

Property Information

EPC - C

Tenure - Freehold

Council Tax Band - D (East Cambs)

Property Type - Detached Bungalow

Property Construction – Standard

Number & Types of Room – Please

refer to the floorplan

Square Meters - SQM

Parking – Garage & Off-Road

Electric Supply - Mains

Water Supply – Mains

Sewerage - Mains

Heating sources - Gas

Broadband Connected - TBC

Broadband Type – Superfast available,

51Mbps download, 8Mbps upload

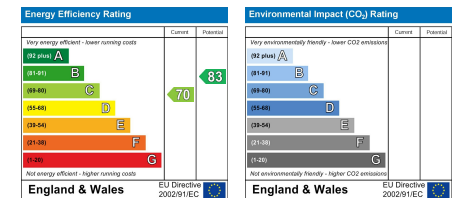
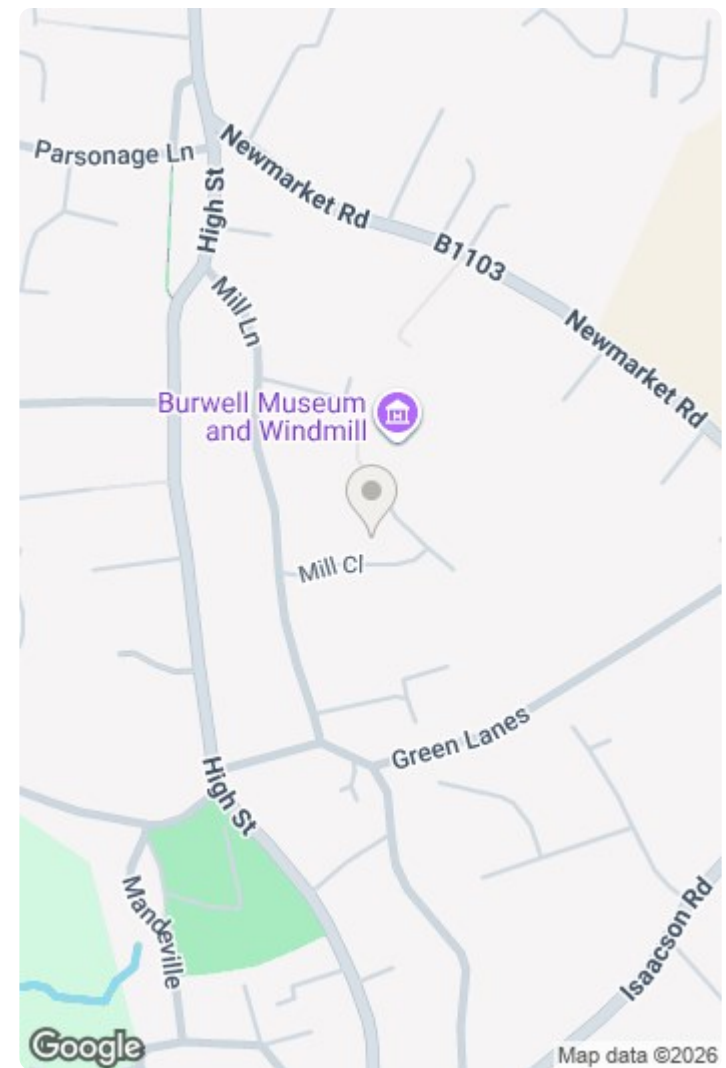
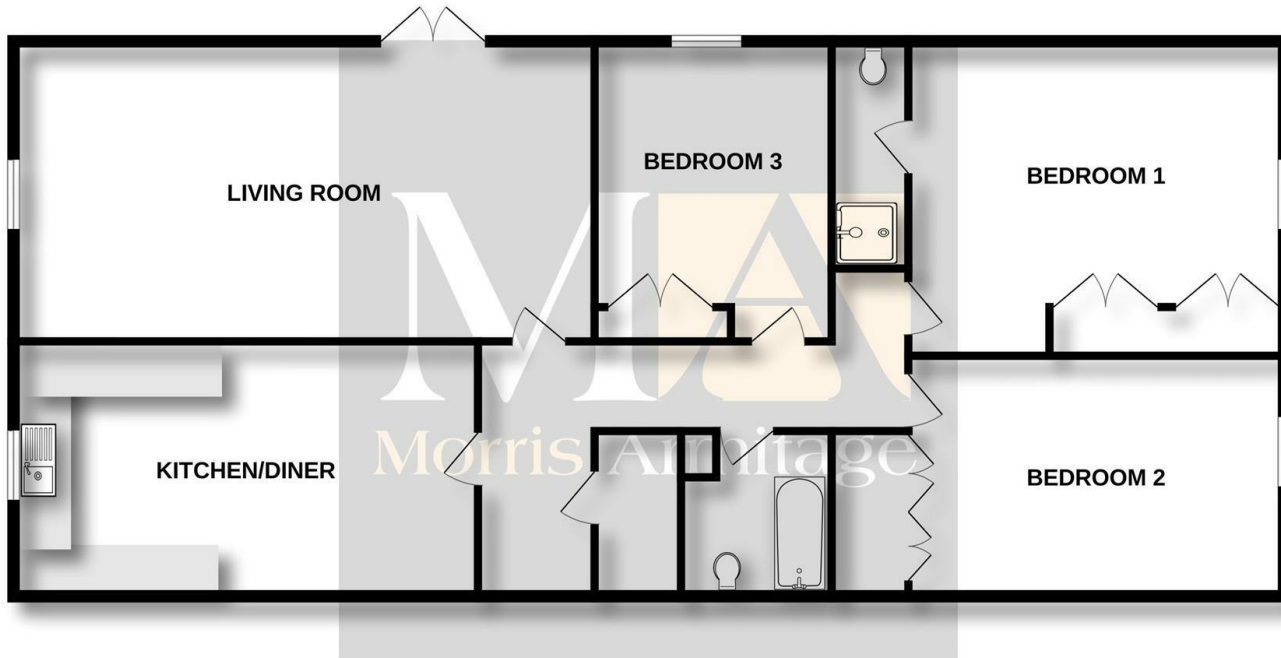
Mobile Signal/Coverage – Ofcom

advise limited/likely on all networks

Rights of Way, Easements, Covenants

– None that the vendor is aware of





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