Burstellars, St. Ives

In Excess of £270,000

HARVEY ROBINSON

Burstellars

St. Ives

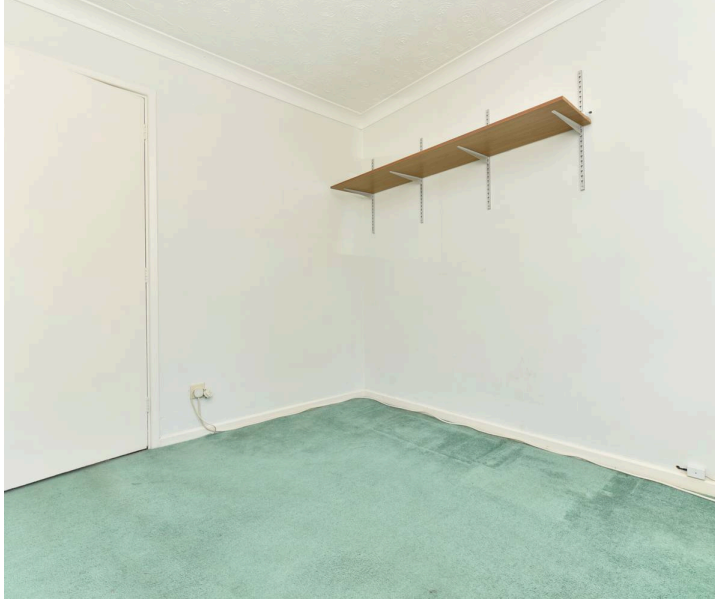
- Semi-Detached House
- Three Bedrooms
- Private Rear Garden
- Recently Refitted Kitchen
- Driveway Parking
- Single Garage
- No Forward Chain
- Potential to Modernise in Some Areas
- Sought After Town Location
- Viewing Essential

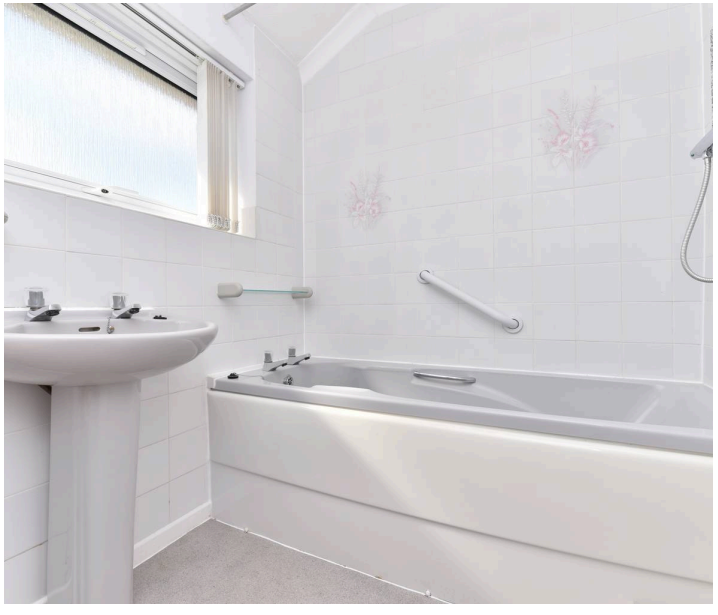
PROPERTY SUMMARY

Harvey Robinson Estate Agents in St Ives are delighted to present For Sale this well-presented three bedroom semi-detached house. Situated in a sought after town location, this property offers excellent access to local amenities, schools, and transport links and is just a walk away from the town centre. The property features a spacious living area, a recently refitted kitchen which provides ample storage, and three generously sized bedrooms. There is potential to modernise in some areas, allowing buyers to add their own personal touch. Outside, the property boasts a private rear garden that provides a safe and tranquil space for relaxation, entertaining, or family activities. Further benefits include driveway parking, a single garage, and the added advantage of no forward chain, making this an ideal purchase for families and professionals alike. Viewing is essential to fully appreciate the accommodation and potential on offer. Interest in this property is expected to be high, so to avoid disappointment, contact the St Ives office today to arrange your viewing.

FAQ'S

Tenure: Freehold
Postcode for SatNav: PE27 3YG
What3Words Location: dorms.jazz.post
Property Constructed: 1970's
Council Tax Band: C
EPC Rating: TBD
Conservation Area: No
Heating Type: Gas Central Heating
Current Owner Purchased Property: 40 years ago
Sellers Onward Movements: No Forward Chain
Rear Garden Aspect: West
Primary School Catchment: Wheatfields Primary School
Secondary School Catchment: St Ivo Academy





LOCATION AND AMENITIES

St Ives is one of Cambridgeshire's best-loved towns. It has a huge amount to offer homebuyers, including a scenic riverside location, plenty of historic properties, and great local amenities, to name just a few. The centre of St Ives is within walking distance and is approximately 1/2 of a mile away. The cottage is in reach of all that St. Ives has to offer in the way of cafés, pubs, restaurants and you can be at the Broadway Cellars, Vadi Kitchen, and Commute Cafe in a 1-minute walk, and The Nelson's Head, Floods, and the Ivy League Club in under a 3 minutes' walk. In St Ives you will find plenty of shops along with some great independent cafes, as well as the river Great Ouse. The pubs are also highly rated by residents, and you'll find plenty of great restaurants in the area. Within half a mile in the opposite direction of town you will find a Morrisons & Aldi supermarket along with various other restaurants. One of St Ives' biggest draws is its proximity to Cambridge, the A1307 is just two miles from the property and provides easy access into the centre of Cambridge in approximately 20 minutes, in addition the guided bus stops to both Cambridge and Huntingdon are a few steps away from this home and the St. Ives Park & Ride terminal is only a five-minute drive away. The nearest station is at Huntingdon, which is just a ten-minute drive away. From here, you can catch a train to London Kings Cross, which takes just over an hour. A popular primary school can also be found within a few minutes' walk of the property.

GENERAL

These particulars are for guidance only and do not form part of any contract. Descriptions, dimensions and references to condition are given in good faith but should not be relied upon as statements of fact. Measurements and floorplans are approximate. Services, systems and appliances have not been tested and no warranty is given. The property is offered subject to contract and availability. Purchasers must provide identification in accordance with Anti-Money Laundering regulations; a fee of £30 (incl. VAT) per purchaser is payable to Landmark Property services for each electronic verification check. We may receive a referral fee for any of our recommended service providers

Need to sell your property? Please contact us to arrange your free, no obligation Market Appraisal. For independent whole of market mortgage advice please call the team to book your appointment.

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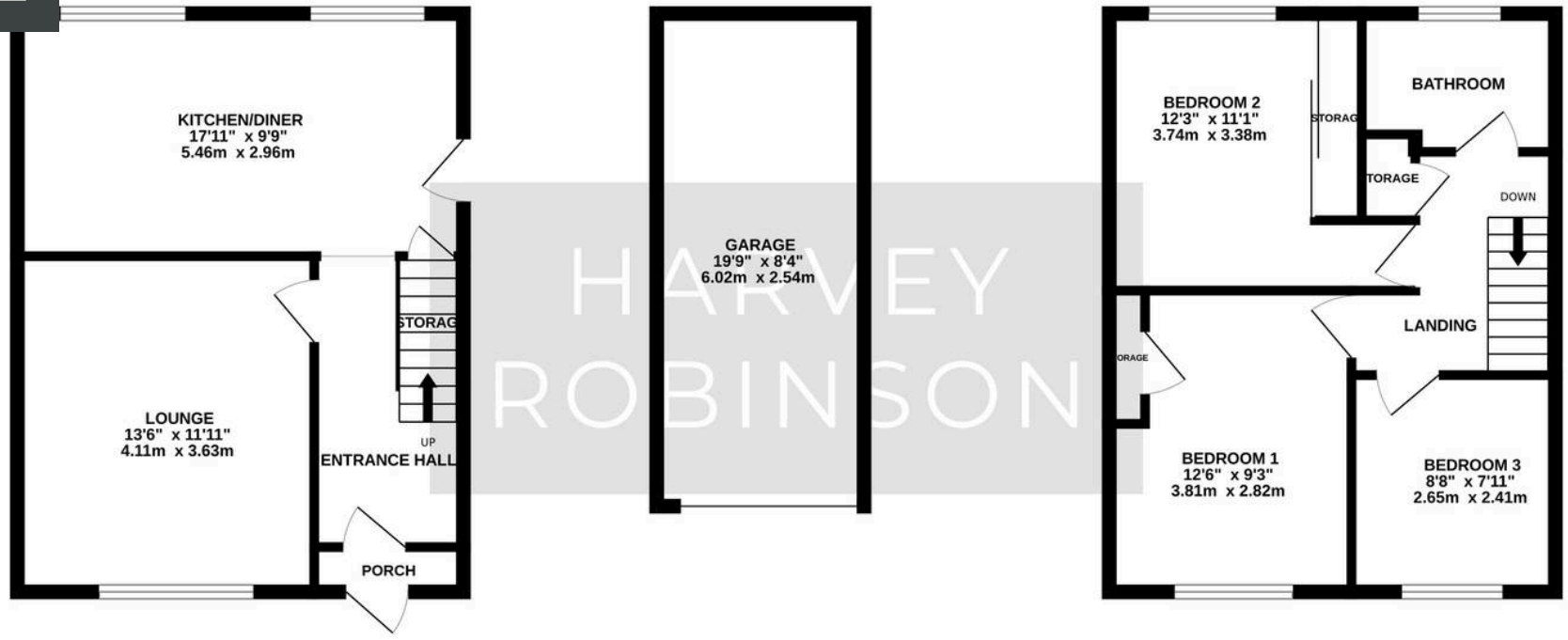
Rated Exceptional in Best Estate Agent Guide 2023 & 2024
British Property Awards 2023 & 2024 - Gold Winner
British Property Awards 2024- Silver Winner for the East of England

4.9 Star Google Review Rating

HARVEY ROBINSON

GROUND FLOOR
579 sq.ft. (53.8 sq.m.) approx.

1ST FLOOR
415 sq.ft. (38.6 sq.m.) approx.



TOTAL FLOOR AREA : 995 sq.ft. (92.4 sq.m.) approx.

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Harvey Robinson St Ives

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