

ten sales &
lettings

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68, Caxton End, Eltisle Village, St. Neots, PE19 6TJ

Bedrooms: 3 Bathroom: 1

£375,000

experience better

Property Features

- STUNNING PERIOD COTTAGE
- THREE DOUBLE BEDROOMS
- LANDSCAPED GARDENS
- OPEN FIREPLACE & PERIOD FEATURES
- BEAUTIFULL VILLAGE LOCATION
- NO ONWARD CHAIN
- DINING ROOM
- EASY ACCESS TO CAMBRIDGE, ST NEOTS AND BEDFORD



Ten Property Agents are delighted to offer For Sale, this period three-bedroom end of terrace house, situated in the sought-after village of Eltisley, near St Neots, offering a balance of village setting and access to nearby amenities and the soon to be open A428 upgrade to Cambridge and Bedford. The Entrance Hall provides access to the Lounge and Kitchen, providing a easy flow to the ground floor accommodation. A well proportioned Kitchen, Dining Room and Family Lounge, with French doors leading into a private landscaped rear garden, giving defined spaces for everyday living and entertaining. Period features are a key attraction, including solid wood doors, original wooden flooring and exposed beams, complemented by an Open Fireplace that forms a focal point in the spacious Lounge. The first floor offers three very good sized Bedrooms with built in storage and a Family Bathroom.

Eltisley Village benefits from attractive green spaces, with a traditional village green and access to nearby parks and countryside walks and an excellent Village Primary School. St Neots Town Centre offers a range of shops, supermarkets, cafés and services, and can be reached by car in around 10–15 minutes, depending on traffic. St Neots railway station provides direct services to London King's Cross and St Pancras in approximately 45–60 minutes, making this location suitable for those who require rail links for commuting or leisure. This end of terrace house will be of particular interest to first time buyers looking for a period home in a Village setting with access to green spaces and transport connections to Cambridge and the surrounding area. The property is being sold with No Onward Chain.



Room Details & Dimensions

Entrance Hall

A side door into entrance hall with exposed timber flooring and radiator. Doors into Lounge and Kitchen.

Kitchen 12' 4" x 11' 3" (3.76m x 3.43m)

A range of country style base and eye level units with undercounter space and plumbing for washing machine, dishwasher, fridge and freezer.

Single built in electric oven with tiles splashback and brickwork edging. Tiled flooring and exposed beam. Window to front aspect.

Lounge 15' 5" x 17' 7" (4.70m x 5.36m)

A spacious family Lounge with open fireplace and brick surround, oak mantle and tile hearth. Exposed wooden flooring provides a lovely warm period feel.

Double French doors lead onto the patio area and gardens with an extra side window onto the garden.

Dining Room 11' 3" x 12' 5" (3.43m x 3.78m)

Window to front aspect and space for 6-8 seater table and dresser. Under stair cupboard, radiator and wooden staircase to first floor.

Landing

Double size airing cupboard and access to Bedrooms and Bathroom.



Bedroom One 12' 4" x 11' 3" (3.76m x 3.43m)

A double room with window to front aspect, radiator and ample space for wardrobe.

Bedroom Two 11' 5" x 9' 8" (3.48m x 2.94m)

Double bedroom with dual aspect windows to side and rear gardens. Built in wardrobe space and radiator.

Bedroom Three 9' 4" x 9' 3" (2.84m x 2.82m)

Double bedroom with built in wardrobe space, window to front and radiator.

Bathroom

A family bathroom with WC, Wash Basin, Bath Tub and wall mounted chrome shower controls over.

Vinyl wood effect flooring, window to side and radiator.

Rear Gardens

A landscaped low maintenance rear garden with paved seating area, raised bedding and steps onto gravelled area leading to newly installed deck seating section.

The garden is fully private and experiences excellent sun light. To the side passage is an outside tap and gate to the front of the property.

Parking

The property has on street parking directly to the front.



Additional Information

Tenure: Freehold
Council tax band: C
Construction Type: Traditional Brick
Parking: On Street
Electric supply: Mains Electricity
Water supply: Mains water
Sewerage: Mains Sewerage
Heating supply: Oil Central Heating
Mobile Signal: Good Broadband: Fibre
Rights or Restrictions: None disclosed by owner
Listed Building Status: No
Conservation Area: No
Any Public Rights Of Way Across Title: No
Any Planning Permissions & Development Proposals: No
Any floods in last 5 years: No
Accessibility & Adaptions: None





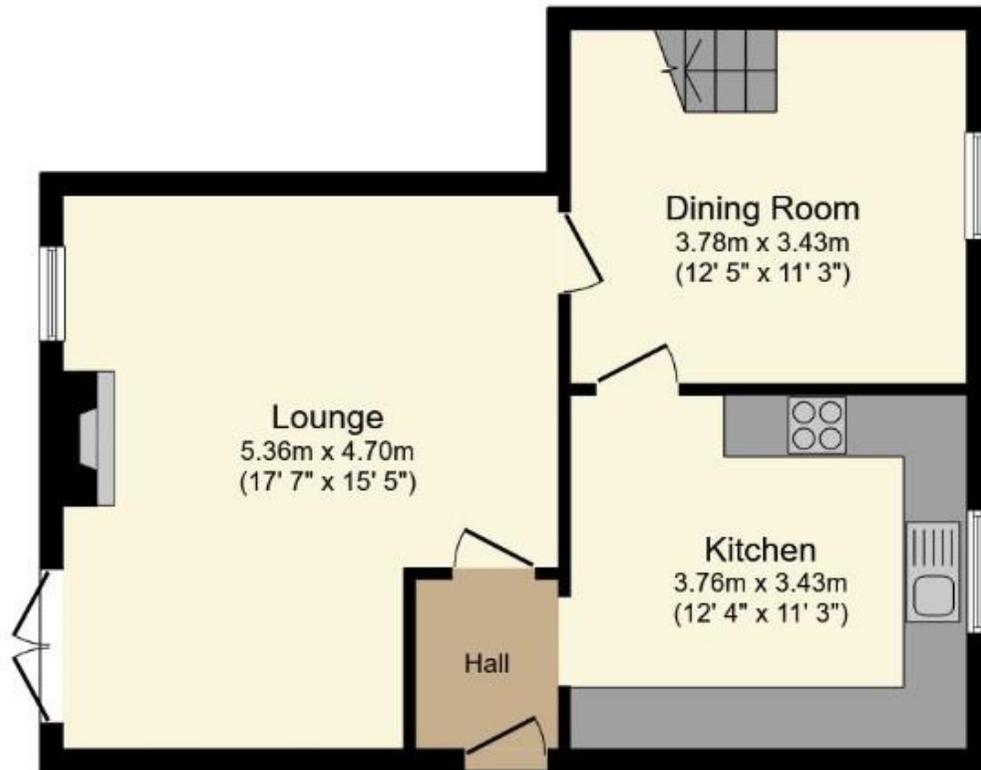
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Floorplan



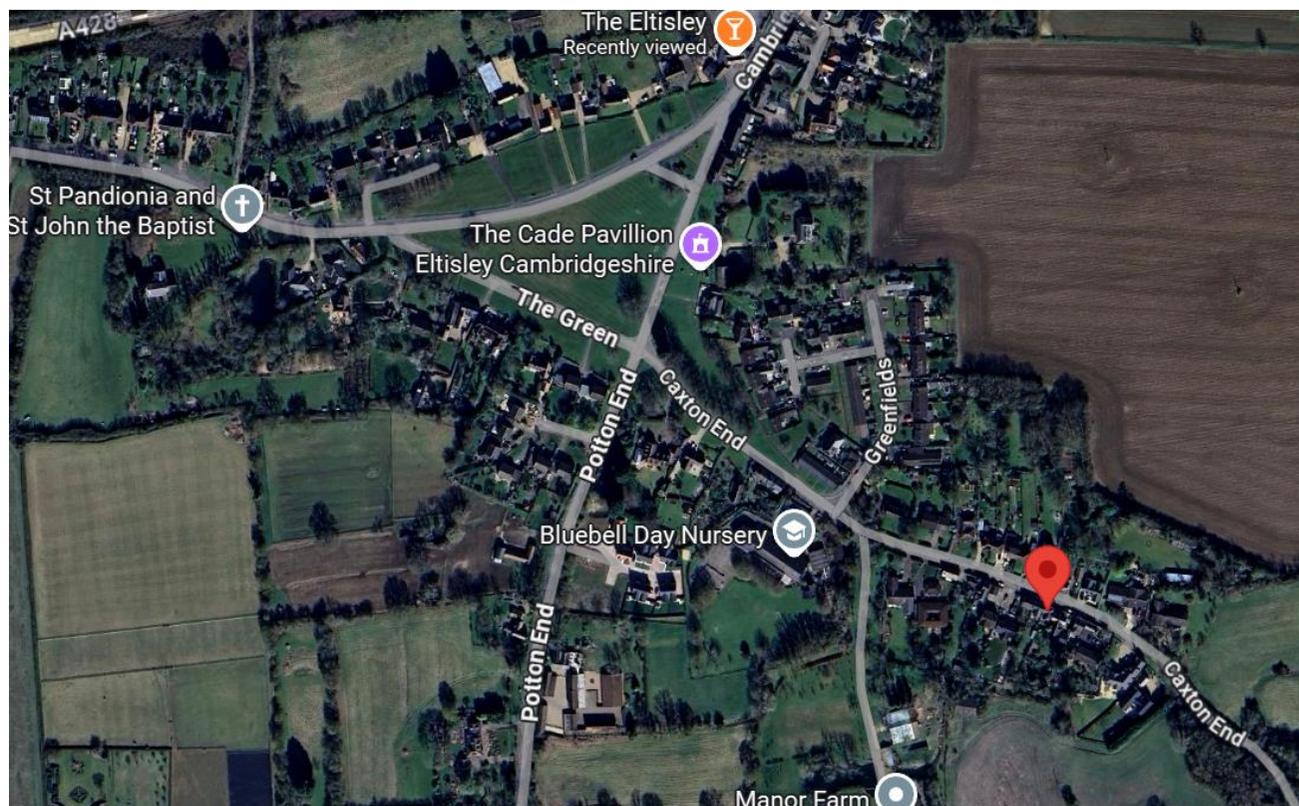
Ground Floor
Floor area 51.9 sq.m. (558 sq.ft.)



First Floor
Floor area 42.6 sq.m. (459 sq.ft.)

Total floor area: 94.5 sq.m. (1,017 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io



Council Tax Band: D
Local Schools: Newton Primary School 0.25 miles
EPC Rating: E
Tenure: Freehold

Property Misdescriptions Act 1991

The Agent has not tested any electrics, central heating systems, apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A buyer is therefore advised to obtain verification from Solicitor or Surveyor. References to the Tenure of a Property are based on the information supplied by the seller. These particulars do not form part of any contract.

Measurements are believed to be correct within 5 inches. Items shown in photographs are NOT included unless specifically mentioned within the sales particulars. They may however be available by separate negotiation. Buyers must check the availability of any property and make an appointment to view before embarking on any journey to see a property.