



BROWN & CO

4 THRIELOW ROAD



- 4 Thriplow Road-

Fowlmere | Cambridgeshire | SG8 7QT

A well presented two-bedroom semi detached home, with additional Study / Nursery, enjoying a desirable village setting, with tandem driveway parking and a private enclosed garden.

Property Highlights

NO UPWARD CHAIN - Charming two bedroom semi detached home with additional Study / Nursery - Highly sought after South Cambridgeshire village - Driveway parking for two vehicles - Well presented throughout - Log burner - Accommodation arranged over two floors - Peaceful and private front garden

House

Ground Floor: Entrance hallway – Living / dining room - Kitchen - Shower Room

First Floor: Landing – Principal bedroom - Bedroom two - Study / Nursery

Total: 772 sq. ft. (72 sq. m)



DETAILED DESCRIPTION

A charming two-bedroom semi detached home, with additional Study / Nursery, occupying an attractive position within this highly sought after South Cambridgeshire village. The well planned and presented accommodation extends to approximately 772 sq. ft., arranged over two floors, and further benefits from driveway parking for two vehicles in tandem together with a peaceful and private front garden.

LOCATION

Fowlmere is a highly regarded South Cambridgeshire village situated approximately 9 miles south of Cambridge and around 4 miles east of Royston. The village enjoys an attractive semi rural setting, surrounded by open countryside, whilst remaining conveniently positioned for access to nearby towns, employment centres, and transport links.

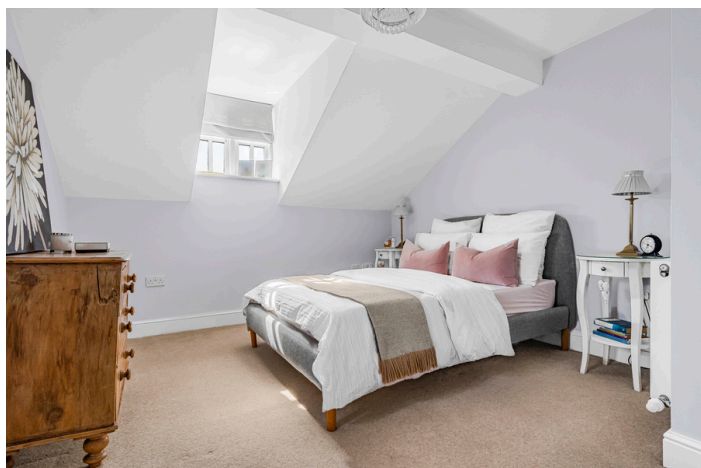
Transport connectivity is a particular strength of the location. The nearby A10 and A505 provide convenient road access to Cambridge, Royston, and the wider motorway network, including the M11 and A1(M). Mainline rail services are available from nearby Royston offering regular direct services to Cambridge and London King's Cross, making the village well suited to commuters.

Despite its rural character, Fowlmere offers a range of local amenities including a public house, parish church, village hall, and recreational facilities. More extensive shopping, leisure, and cultural amenities are readily available in Cambridge and Royston.

The village is particularly noted for its surrounding countryside and outdoor amenities. Of special interest is Fowlmere Nature Reserve, one of the region's most important wildlife habitats managed by the RSPB, offering attractive walking routes and opportunities to observe a diverse range of birdlife and wetland species. The surrounding network of footpaths and bridleways further enhances the appeal of the area for walking, cycling, and outdoor recreation.

Educational provision is well catered for, with Fowlmere Primary School serving the village and a range of secondary schooling options available in nearby South Cambridgeshire settlements and Royston. In addition, a selection of highly regarded independent schools can be found within Cambridge, including The Perse School, St Faith's, The Leys, and Stephen Perse Foundation.





ACCOMMODATION

GROUND FLOOR

LIVING / DINING ROOM

With timber double glazed window to the front and side aspect, wood burning stove with stone hearth and wooden mantle over, door to inner hallway and kitchen

KITCHEN

With timber double glazed window to the front aspect, kitchen with range of matching eye and base level units, worktop with inset four ring electric hob with chimney style extractor hood over, integrated oven, washing machine and dishwasher, space for fridge freezer, inset sink and drainer with chrome mixer tap

INNER HALLWAY

With stairs to the first floor, under stairs storage cupboard, door to

SHOWER ROOM

Contemporary suite comprising; low level wc, wash basin with chrome mixer tap over and cupboard below and shower enclosure with glass and chrome door, part tiled walls

FIRST FLOOR

LANDING

With Velux window, integral storage cupboard, doors to

BEDROOM ONE

With timber double glazed window to the front and side aspect

BEDROOM TWO

With timber double glazed window to the front aspect

STUDY / NURSERY

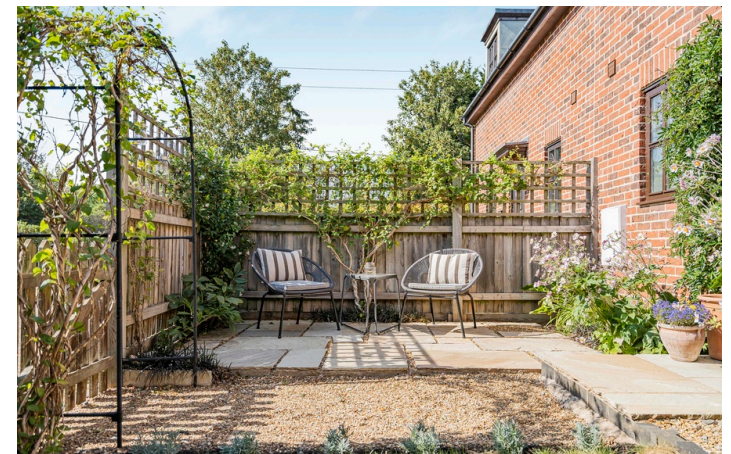
With Velux window

OUTSIDE

The property is approached via a shared gravel driveway leading to tandem parking for two cars and an enclosed front garden. A timber picket gate opens onto a charming and secluded front garden featuring a gravel pathway that leads to a step up to the entrance doors, a patio seating area, and a lawn area with a well maintained hedgerow that wraps around the side of the property. Further features include an outside tap, a selection of mature shrubs and climbers, a small tree, and an enclosed storage area housing the Calor gas bottles.

AGENTS NOTE

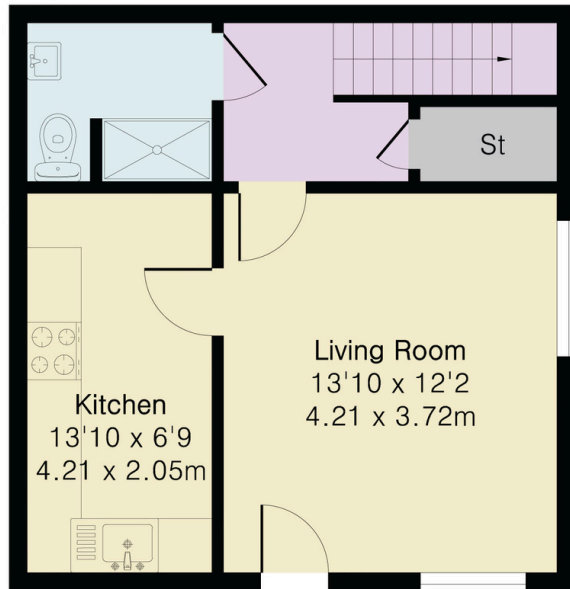
Please note some images have been virtually staged for illustration purposes.



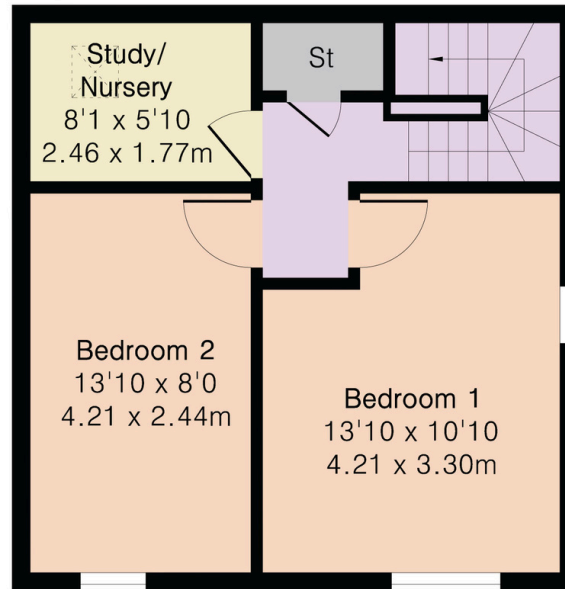
Approximate Gross Internal Area 772 sq ft - 72 sq m

Ground Floor Area 386 sq ft – 36 sq m

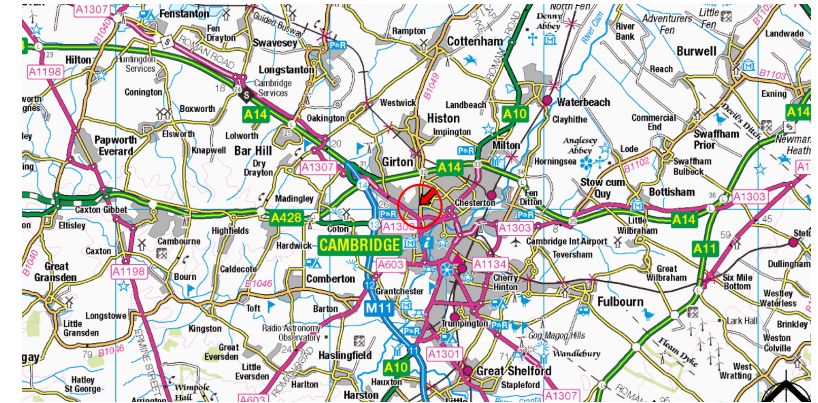
First Floor Area 386 sq ft – 36 sq m



Ground Floor



First Floor



Tenure: Freehold

Services: All mains services connected, LPG fired boiler

Council Tax Band: B
EPC: D

Important Information Regarding the Property Title: Prospective purchasers are advised that the property may be subject to restrictions, easements, rights of way, or the presence of third-party services crossing the land. Full legal information, including any such matters, can be found within the official title register. The property is registered under Title Number: CB356923. A copy of the title register and title plan can be obtained from HM Land Registry or via your legal representative

Buyers should satisfy themselves as to the nature of any such matters before entering into any contractual commitment.

Viewing: Strictly by prior appointment through the selling agents Brown&Co.

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