



59 Ely Road, Littleport
Ely

RICHARD
BOOTH
ESTATE AGENTS



£300,000

59 Ely Road

Littleport, Ely

An established detached bungalow situated in a superb plot of approximately ¼ of an acre (STS) and requiring renovation whilst also offering scope for redevelopment (subject to planning consent).

Accommodation comprises entrance hall, three bedrooms, sitting room, dining room/additional bedroom, kitchen, wet room and separate WC. Outside there are outbuildings, a garage and spacious driveway. The gardens are an attractive feature and comprise lawns, fruit trees and a vegetable plot and there is no upward chain.

Council Tax Band: C

Tenure: Freehold

EPC Rating: F

- Detached Bungalow
- Superb Plot Of Approx 1/4 Acre (STS)
- 3 Bedrooms & 2 Sitting Rooms
- Renovation Required
- Potential For Redevelopment (Subject To Planning Permission)
- Driveway & Garage
- Attractive Garden With Fruit Trees & Vegetable Plot
- No Upward Chain



Entrance Hall

With door to front, airing cupboard with hot water cylinder, two electric storage heaters.

Sitting Room

With bay window to front, tiled fireplace, electric storage heater.

Bedroom 1

With window to side, fireplace.

Bedroom 2

With window to front, wardrobe, electric storage heater.

Bedroom 3

With window to rear, electric storage heater.

Dining Room/Lounge

With window to side, tiled fireplace.

Kitchen

With window to rear and door to side. Storage units with worktops and drawers, sink unit and drainer, plumbing for washing machine, pantry.

Wet Room

With shower and wash basin, window to rear.

WC

With low level WC, window to rear.

Side Lobby

With doors to front and rear.

Store Rooms

Two brick built stores with electricity connected.

Outside

The bungalow is situated within a superb plot of approximately 1/4 of an acre (subject to survey). The plot is enclosed by mature hedging and the garden wraps around the bungalow and consists mostly of lawn, an orchard area with fruit trees and a well maintained vegetable garden to the rear. There is also a driveway and single garage.

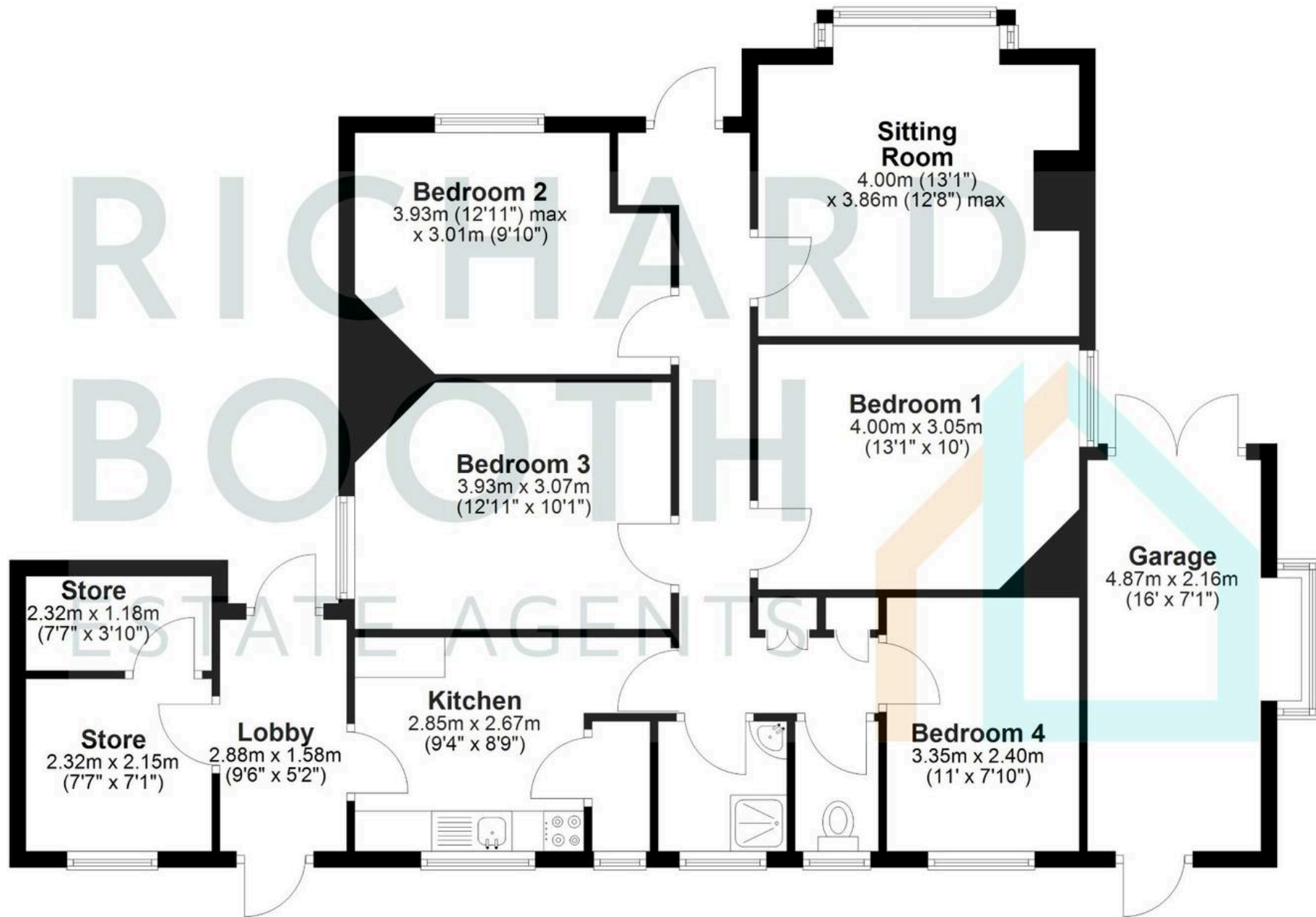






Ground Floor

Main area: approx. 98.5 sq. metres (1060.0 sq. feet)
Plus garages, approx. 10.9 sq. metres (117.4 sq. feet)



Main area: Approx. 98.5 sq. metres (1060.0 sq. feet)

Plus garages, approx. 10.9 sq. metres (117.4 sq. feet)



Richard Booth Estate Agents

Ely

01353 521267

info@richardbooth.org

richardbooth.org

These particulars are for guidance only and do not form part of any contract. Descriptions, measurements, and details are given in good faith but should not be relied upon as fact; buyers must verify accuracy themselves. No employee is authorised to make representations or warranties regarding this property. Measurements are approximate, and floor plans, photos, fixtures, and fittings are illustrative only.

