

3A Fielden Way - Offers Over £140,000

Newmarket CB8 0BS



"Consistently providing outstanding service to our clients"

Offers Over £140,000

The Property

Offered for sale by Shires and located only a short walk from the centre of historic Newmarket, this one-bedroom apartment presents a fantastic opportunity in a highly convenient setting. Sold with Share of Freehold.

The property offers open-plan living with a kitchen and lounge/diner, along with a bedroom and bathroom. A standout feature is the rare benefit of a private garden, an uncommon advantage for an apartment and ideal for outdoor space close to the town centre.

Well positioned for local amenities, transport links, and Newmarket's renowned attractions, this property will appeal to first-time buyers, professionals, or investors seeking a centrally located home with outdoor space.

Agent's Note:

Please be aware that images of the property may have been digitally enhanced, edited, or staged using artificial intelligence, and may not reflect the current presentation or furnishings.

Features

- GROUND FLOOR APPARTMENT
- PRIVATE GARDEN
- WALKING DISTANCE TO NEWMARKET TOWN CENTRE
- SLEEK KITCHEN
- CONTEMPORARY BATHROOM
- IDEAL FOR A FIRST HOME
- COUNCIL TAX- A
- EPC - C
- CHAIN FREE
- CALL SHIRES TO VIEW



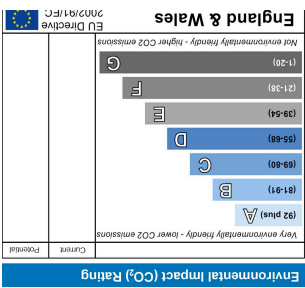
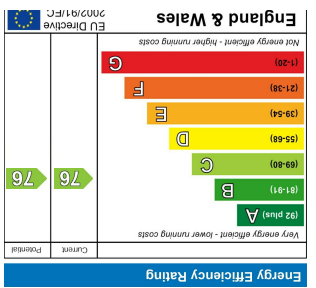


These sales particulars have been produced as a general guide only and we would draw to your attention that we have not carried out a detailed Survey of the property nor have we tested services, appliances or specific fittings. Whilst measurements and statements given within the details are provided in good faith, their accuracy should not be relied upon. If there are any points about which you may be uncertain or would like further clarification, we would suggest that you telephone this office and speak to our staff who will endeavour to assist you.



GROUND FLOOR
369 sq.ft. (34.3 sq.m.) approx.

While every attempt has been made to ensure the accuracy of the description contained herein, measurements are given to the best of our knowledge and belief and no responsibility is taken for any errors or omissions. The views, estimates and appliances shown have not been read and no guarantee is given as to their operability or efficiency until the given prospective purchaser. The views, estimates and appliances shown have not been read and no guarantee is given as to their operability or efficiency until the given prospective purchaser. The views, estimates and appliances shown have not been read and no guarantee is given as to their operability or efficiency until the given prospective purchaser.



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