



1 Huntly Square
Orton Waterville PE2 5EW
Offers in the region of £200,000

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Brilliantly presented and tastefully modernised cottage in Huntly Square, a popular part of Orton Waterville.

This property comprises of;

Ground Floor- entrance into the re-fitted kitchen with feather window to the living room and window to the front, living room with feature fireplace with log burner, impressive original staircase.

First Floor- landing with exposed stone work, double bedroom with fitted storage and fire place, re-fitted three piece bathroom.

Outside- allocated parking opposite the property, frontage laid to patio.

This property also benefits from a boiler that is under two years old & injection damp proofing.

This property is within easy reach of local amenities, Ferry Meadows Country Park and major transport links. This property benefits from being offered with No Forwarding Chain.

Tenure: Freehold
Council Tax Band: B



Ground Floor

Kitchen

8'11" max x 7'2" max (2.73m max x 2.20m max)

Living Room

14'9" max x 14'0" max (4.50m max x 4.27m max)

First Floor

Landing

Bedroom

14'1" x 8'1" (4.31m x 2.47m)
Width 2.93m into the storage unit.

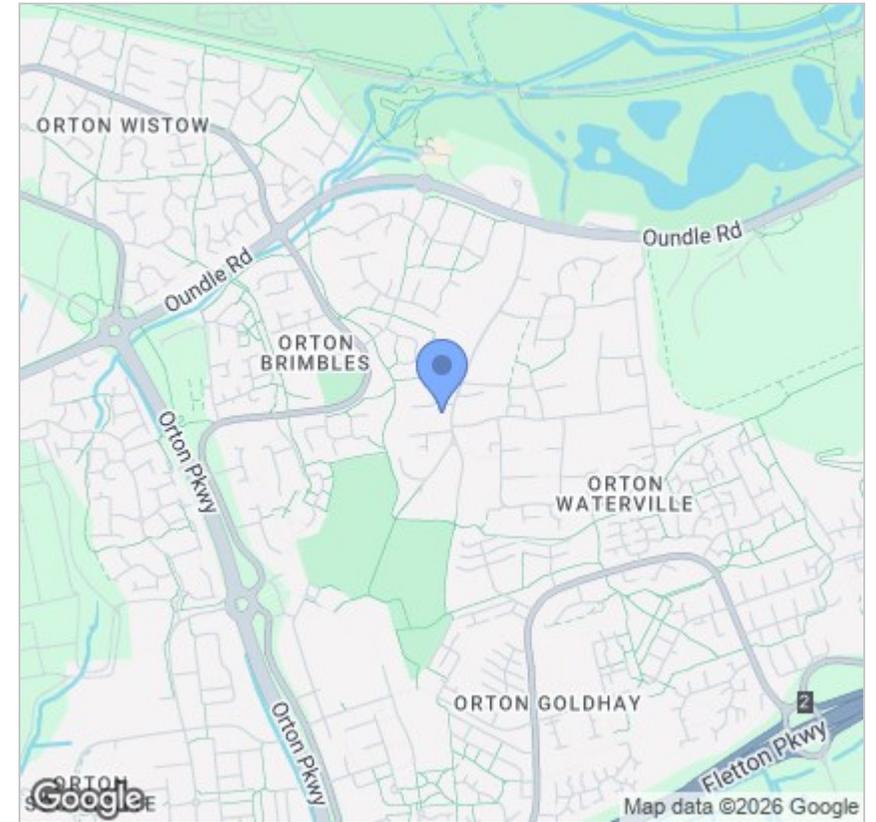
Bathroom



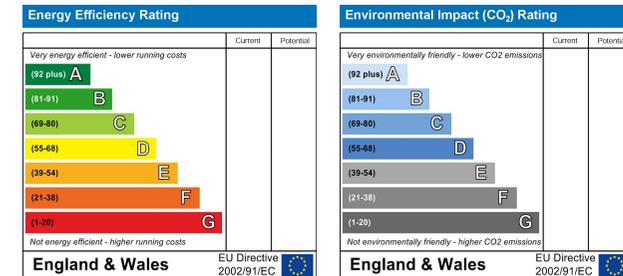
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Orton Office on 01733 852257 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



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