Park Road
Newmarket, CB8 9DF
Offers Over £280,000

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Park Road, Newmarket, CB8 9DF

A charming bungalow in the heart of Cheveley, offering an ideal opportunity for a cosy home or future extension into a larger family residence.

Cheveley is a rural village in Cambridgeshire, southeast of Newmarket. It's known for its historic All Saints' Church, quiet lanes, and long links to horse-breeding estates that surround the area. The village blends countryside calm with proximity to racing culture, offering a mix of heritage buildings, green spaces, and a close-knit community atmosphere.

The property sits on a large plot with extensive front, side and rear gardens. The accommodation includes a living room, kitchen, two bedrooms and a bathroom. A boot room leads out to the rear enclosed garden.

A driveway leads from the front, upto a detached garage.

Viewing is strongly recommended.

Entrance Porch
With door leading to the living room.

Kitchen 11'1" x 8'8" (3.40m x 2.65m)
A range of country style eye and base level cupboards with work top over. Stainless steel sink and drainer with mixer tap over. Space and plumbing for washing machine and dishwasher. Space and connection for tumble dryer. Space and connection for electric cooker with fitted extractor above. Window to the rear aspect. Doors leading to the living room, bathroom and bootroom.

Living Room 13'3" x 12'9" (4.04m x 3.91m)
Charming living room fitted with a wood burner stove with tiled hearth. Fitted cabinet and recess to one side. Window to the front aspect. Radiator. Doors leading to the kitchen and both bedrooms.

Boot Room 8'10" x 4'11" (2.70m x 1.50m)
With windows overlooking the rear garden. Door to the kitchen. Half glazed door to the rear garden.

Bedroom 1 11'1" x 11'1" (3.40m x 3.40m)
Double bedroom with window to the rear aspect. Radiator. Door to the living room.

Bedroom 2 11'1" x 8'6" (3.40m x 2.60m)
Double bedroom with window to the front aspect. Attractive built-in wardrobes. Radiator. Door to the living room.

Bathroom 10'1" x 5'1" (3.08m x 1.55m)
White suite comprising low level W.C., wall mounted handbasin with mixer tap over and built-in storage cabinet under and panelled bath with wall mounted shower over. Radiator. Obscured window. Door leading to the kitchen.

Detached Garage 16'4" x 8'6" (5.00m x 2.60m)
With up and over door.

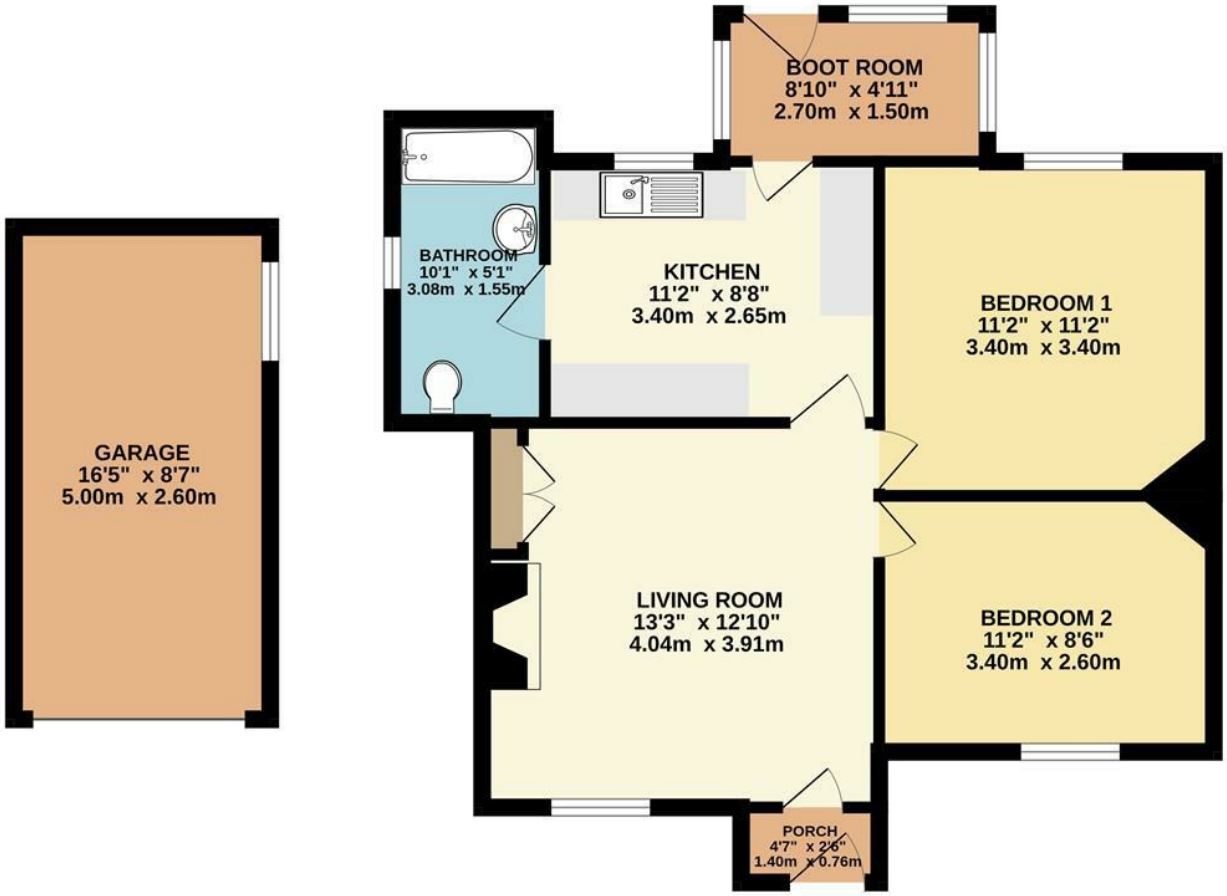
Outside - Front
Hardstanding driveway leading to the garage, providing ample off road parking. Lawned areas either side of the driveway with some planted borders. Low brick wall and railings to the front border, with double railing gates accessing the driveway. Pathway leading to the front porch. Access gate to the rear garden.

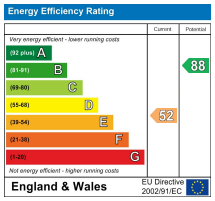
Outside - Rear
Charming rear garden with patio area to the rear of the house with half glazed door leading to the boot room. Mainly laid to lawn with a variety of planted beds. Further patio area to the rear with stepping stone pathway to the house. Open timber storage shed. Access gate to the front.

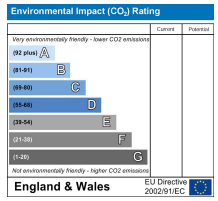
PROPERTY INFORMATION
EPC - E
Tenure - Freehold
Council Tax Band - C (East Cambs)
Property Type - Detached Bungalow
Property Construction – Standard
Number & Types of Room – Please refer to the floorplan
Square Meters - 47 SQM
Parking – Garage & Driveway
Electric Supply - Mains
Water Supply – Mains
Sewerage - Mains
Heating sources - Oil
Broadband Connected - tbc
Broadband Type – tbc
Mobile Signal/Coverage – Ofcom advise likely on all networks
Rights of Way, Easements, Covenants – None that the vendor is aware of

Location
Cheveley is a charming village located near Newmarket in Suffolk, England, known for its picturesque surroundings and welcoming community. It offers a range of local amenities including a primary school, village hall, a local convenience store and a traditional pub. The village is approximately 2 miles from Newmarket, renowned for its horse racing heritage and various shopping options, while Cambridge is about 15 miles to the northwest, providing access to a wider array of services and cultural attractions. Cheveley's location also offers easy access to the A14, connecting it to major towns and cities in the region.

GROUND FLOOR
722 sq.ft. (67.1 sq.m.) approx.







TOTAL FLOOR AREA : 722 sq.ft. (67.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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