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GREAT FEN ROAD | SOHAM

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*Four Bedroom Bungalow Recently Refurbished*

## GREAT FEN ROAD | SOHAM

£1,100 Per Month

### FEATURES

- Ideal for USAF Personnel with easy access to RAF Mildenhall and Lakenheath
- Recently refurbished
- Large utility room
- Living room, separate dining room
- Easy access to Soham, Ely and Isleham
- Unfurnished

### DESCRIPTION

To Let – Refurbished Four Bedroom Detached Bungalow in a Rural Setting  
Available Immediately | Unfurnished | Ample Parking | Easy Access to RAF Lakenheath & RAF Mildenhall

A rare opportunity to rent this recently refurbished four-bedroom detached bungalow, occupying a pleasant rural position with excellent transport links to Ely, Soham and Isleham. Offering spacious and versatile accommodation throughout, this attractive home is available for immediate occupation and would be particularly well suited to USAF personnel seeking convenient access to both RAF Lakenheath and RAF Mildenhall.

The accommodation comprises an entrance hall, a generous living room, fitted kitchen, separate dining room, utility room with cloakroom/WC, four bedrooms and a family bathroom. The layout offers flexible living space suitable for families, couples or professional sharers.

Externally, the property benefits from ample off-road parking to the front, low maintenance garden to the rear with large decking area and enjoys a peaceful countryside setting whilst remaining within easy reach of local amenities and commuter routes.  
LPG - gas central heating, recently completed refurbishment works and immediate availability.



## ACCOMMODATION

### Entrance Hall

Living Room 13'11" x 10'9" (4.24m x 3.27m)

Dining Room 10'2" x 10'3" (3.11m x 3.12m)

Utility 10'2" x 10'10" (3.09m x 3.31m)

Kitchen 5'2" x 14'2" (1.58m x 4.33m)

Bedroom 1 10'0" x 10'10" (3.04m x 3.29m)

Bedroom 2 7'3" x 10'9" (2.21m x 3.27m)

Bedroom 3 5'10" x 10'10" (1.77m x 3.31m)

Bedroom 4 5'4" x 10'9" (1.62m x 3.27m)

Bathroom 4'6" x 10'10" (1.38m x 3.31m)

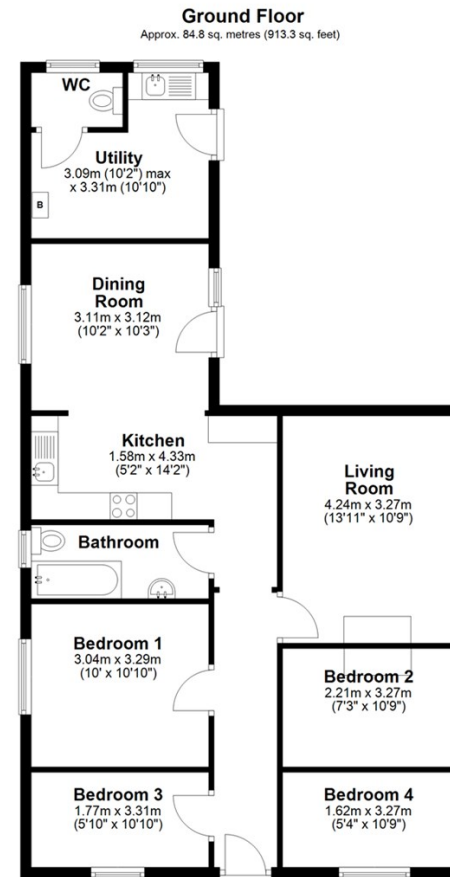
WC 3'4" x 5'7" (1.01m x 1.71m)

Low Maintenance Rear Garden









Total area: approx. 84.8 sq. metres (913.3 sq. feet)

01638 750241

Council Tax Band : C

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**MONEY LAUNDERING REGULATIONS 2003**

Intending purchasers will be asked to produce identification and proof of financial status when an offer is received. We would ask for your co operation in order that there will be no delay in agreeing the sale.

**THE PROPERTY MISDESCRIPTIONS ACT 1991**

The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor. You are advised to check the availability of this property before travelling any distance to view. We have taken every precaution to ensure that these details are accurate and not misleading. If there is any point which is of particular importance to you, please contact us and we will provide any information you require. This is advisable, particularly if you intend to travel some distance to view the property. The mention of any appliances and services within these details does not imply that they are in full and efficient working order. These particulars are in draft form awaiting Vendors confirmation of their accuracy. These details must therefore be taken as a guide only and approved details should be requested from the agents.