



Askwith Grove, St. Ives

Guide Price £325,000



- Guide Price £325,000 - £340,000
- End-Terraced House
- Three Bedrooms
- Spacious Living Area
- Kitchen/Diner
- En Suite to Main Bedroom
- Well Presented Throughout
- Enclosed Rear Garden
- Driveway for Two
- Viewing Highly Recommended

FAQ's

Tenure: Freehold

Postcode for SatNav: PE27 6TQ

What3Words Location: ///swoop.retained.reported

Property Built: 2018

Owned Since: 2018

Seller's Onward Movements: Upsizing

EPC Rating: B

Council Tax Band: C

Heating Type: Gas central heating

Utilities: Mains Electric, Mains Water, Mains Sewage

Broadband: Fibre to the premises

Primary School Catchment: Thorndown,

Secondary School Catchment: St Ivo Academy

Estate Maintenance Charge: £200

Reviewed: Annually

Conservation Area:

Rear Garden Aspect: South

Water Meter: Yes

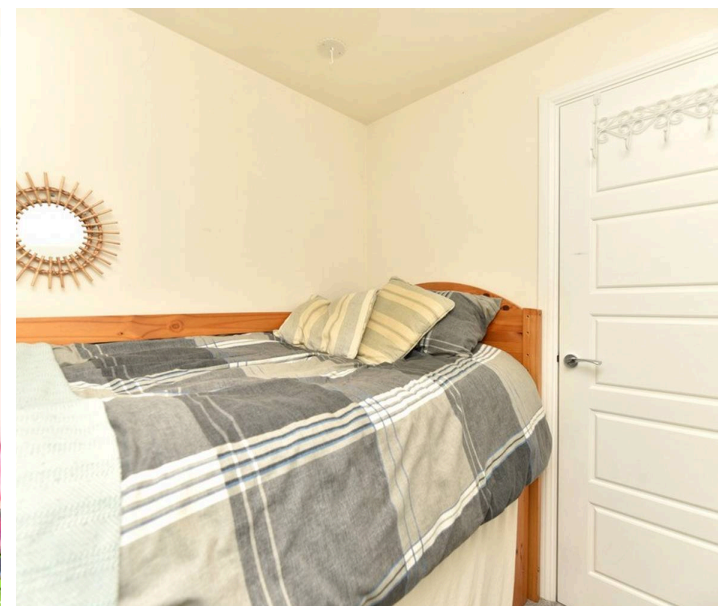
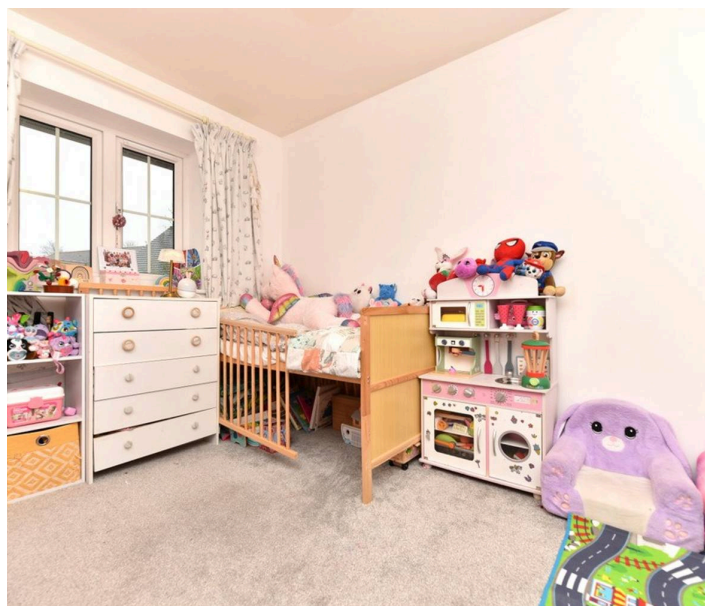
Boiler Age: 7 Years (with warranty)

Loft: Not boarded - Potential for conversion

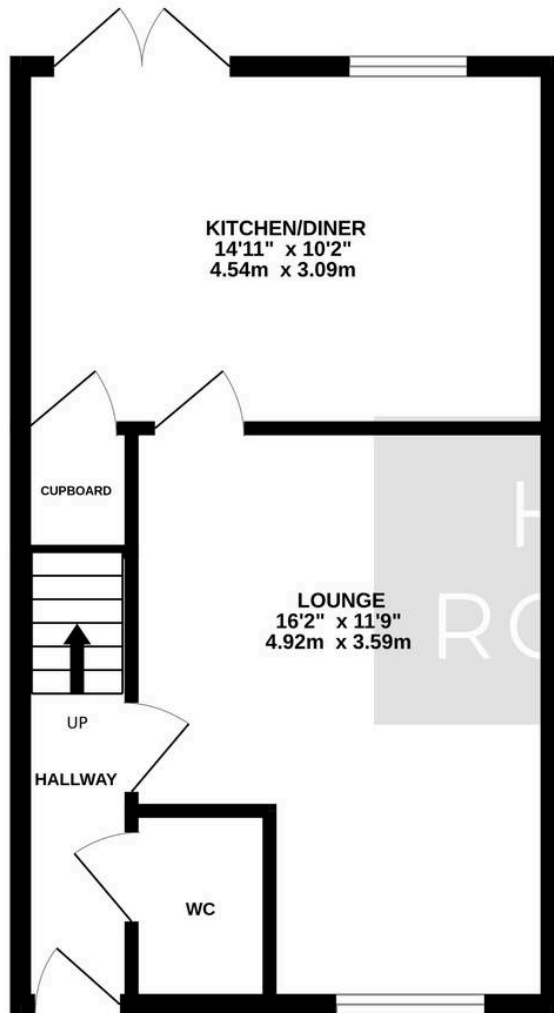


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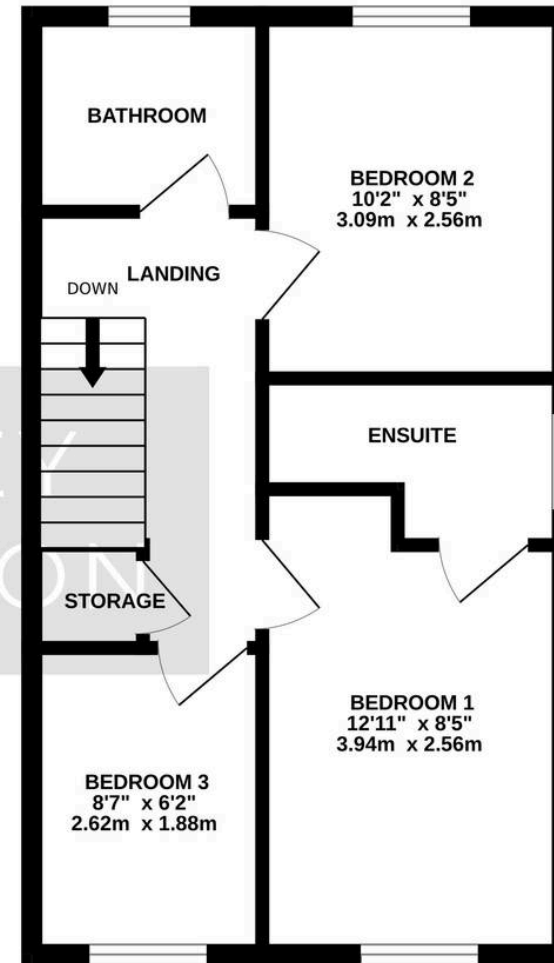
Harvey Robinson Estate Agents in St Ives are delighted to present this three bedroom end of terrace house, situated on the sought after Spires Development. The property welcomes you with a spacious entrance hall leading to a spacious living area, perfect for relaxing or entertaining guests. The contemporary kitchen/diner provides ample space for both cooking and dining, with modern fixtures and plenty of storage. The kitchen benefits from integrated appliances including a fridge/freezer, washer dryer and a dishwasher. A convenient downstairs cloakroom adds to the practicality of the home. Upstairs, you will find three well proportioned bedrooms, including a generous main bedroom with its own en suite shower room. The additional two bedrooms are served by a stylish family bathroom. There is a large loft, with potential to board or convert (STPP) to create two or three further bedrooms. To the rear of the property, you will discover a south-facing enclosed garden, which provides a safe and private space for children to play or for hosting summer gatherings. The garden is laid mainly to lawn, with a patio area that is ideal for outdoor dining or relaxation and a further shed that will be left for the next owners. The garden is mature, with plants and an apple tree that fruits annually. The property benefits from a driveway at the side, with space for two vehicles, ensuring convenient off road parking. Located within easy reach of local amenities, schools, and transport links, this property combines comfortable living with practical outdoor space, making it an excellent choice for those seeking a well maintained home in a popular residential area.



GROUND FLOOR
391 sq.ft. (36.3 sq.m.) approx.



1ST FLOOR
391 sq.ft. (36.3 sq.m.) approx.



TOTAL FLOOR AREA : 782 sq.ft. (72.7 sq.m.) approx.

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LOCATION AND AMENITIES

St Ives is one of Cambridgeshire's best-loved towns. It has a huge amount to offer homebuyers, including a scenic riverside location, plenty of large family properties, and great local amenities, to name just a few. The centre of St Ives is within walking distance and is approximately 1/2 of a mile away. In St Ives you will find plenty of shops along with some great independent stores and cafes, as well as the river Great Ouse. The pubs are also highly rated by residents, and you'll find plenty of great restaurants in the area. Within half a mile in the opposite direction of town you will find a Morrisons & Aldi supermarket along with various other restaurants. One of St Ives' biggest draws is its proximity to Cambridge, the A1307 is just two miles from the property and provides easy access into the centre of Cambridge in approximately 20 minutes, in addition the St. Ives Park & Ride terminal is only a five-minute drive away. The nearest station is at Huntingdon, which is just a ten-minute drive away. From here, you can catch a train to London Kings Cross, which takes just over an hour. A popular primary school can also be found within a few minutes' walk of the property.





Harvey Robinson St Ives

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