



Crest Drive, Fenstanton

Offers Over £340,000



- Three Bedroom Townhouse
- Sought After Village Location
- Open Plan Kitchen/Diner
- Generous Lounge
- En-Suite to Main Bedroom
- Utility Room
- Carport with Two Parking Spaces
- Easily Commutable to Cambridge
- Downstairs WC
- Viewing Highly Recommended

FAQS

Tenure: Freehold

Post Code for SatNav: PE28 9BR

What3Words Location: [///nearly.livid.incline](https://www.what3words.com/#!/nearby/livid.incline)

Property Built: 2020

Owned Since: 2021

Council Tax Band: D

Heating Type: Gas Central Heating

Utilities: Mains Electric, Mains Water, Mains Sewage

Broadband: Fibre to the Cabinet

EPC Rating: B

Primary School Catchment: Fenstanton and Hilton Primary School

Secondary School Catchment: Swavesey Village College

Conservation Area: No

Rear Garden Aspect: South

Rear Garden Boundary: Left

Loft: Light and Ladder



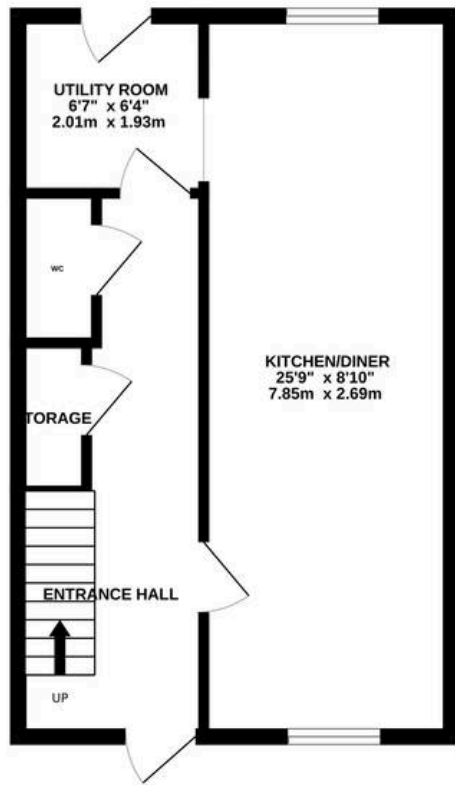


PROPERTY DESCRIPTION

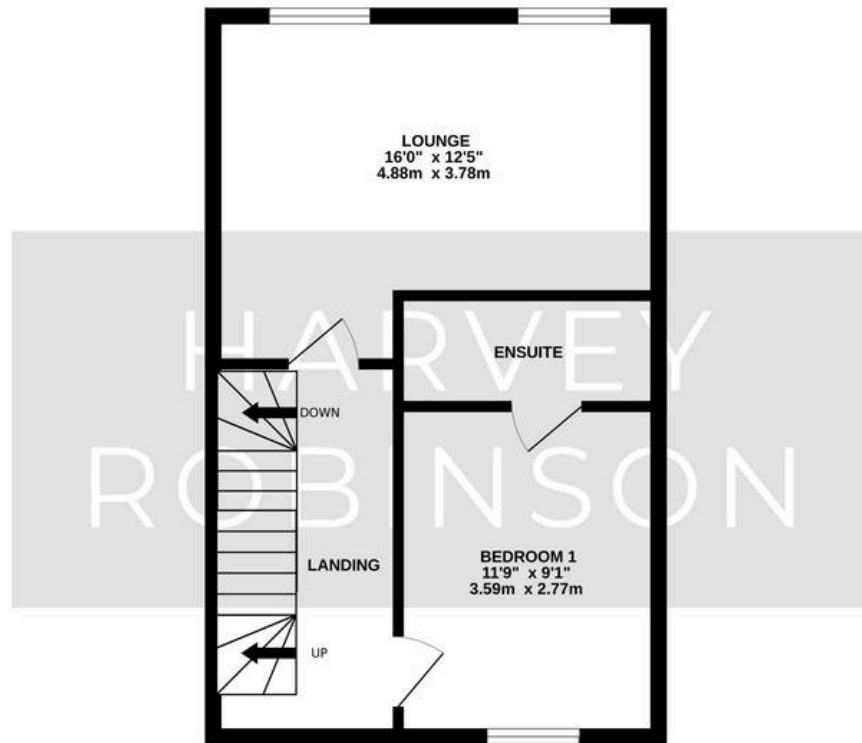
Harvey Robinson are pleased to present to the market this beautifully presented three bedroom townhouse, offering an exceptional opportunity to acquire a spacious and modern home in a highly sought after village location. Ideally positioned for easy access to Cambridge and surrounding areas and arranged over three floors, the property is thoughtfully designed to provide flexible and comfortable living spaces, perfect for families or professionals alike. The welcoming entrance hall leads to a generous open plan kitchen and dining area is fitted with quality appliances and ample storage, creating a sociable hub for everyday living. A separate utility room adds valuable convenience, and the downstairs WC is a practical addition for guests and family members. Upstairs, you will find a well-sized contemporary lounge, the main bedroom which benefits from its own ensuite shower room, offering privacy and a touch of luxury, while two further well proportioned bedrooms provide versatile accommodation that could be adapted for use as home offices or guest rooms if desired. The modern family bathroom is finished to a high standard, complementing the overall sense of style and comfort throughout the home. Additional features include a carport with two dedicated parking spaces (providing secure off road parking and peace of mind), efficient heating and double glazing, and high quality finishes that reflect the care and attention to detail evident throughout the property. Located in a popular village with excellent local amenities, reputable schools, and convenient transport links, this home is perfectly placed for those seeking a blend of tranquil village life and swift access to the vibrant city of Cambridge. Viewing is highly recommended to fully appreciate all that this impressive townhouse has to offer.



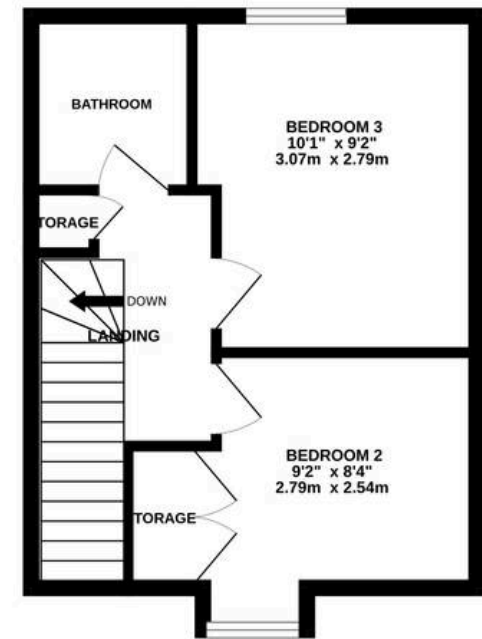
GROUND FLOOR
396 sq.ft. (36.8 sq.m.) approx.



1ST FLOOR
408 sq.ft. (37.9 sq.m.) approx.



2ND FLOOR
329 sq.ft. (30.6 sq.m.) approx.



TOTAL FLOOR AREA : 1133 sq.ft. (105.3 sq.m.) approx.
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LOCATION AND AMENITIES

Located only 12 miles away from the city of Cambridge, Fenstanton is a quiet countryside parish in Huntingdonshire with a population of 3,000 to 4,000 people. St Ives sits 10 minutes away to the north, making it easy for local residents to commute to and from work, while providing the perfect escape away from the busier confines of nearby towns and cities. The relatively small population of Fenstanton are served by a variety of amenities including a convenience store, café, hairdressers, butchers, chemist, dentist, post office and primary school, with the Crown and Pipes serving as the main pub in the village. St Ives offers a little more nearby, with good quality Italian, Indian, Mediterranean and Chinese restaurants to choose from. It's also where you'll find the One Leisure Indoor Centre, that offers everything from swimming facilities to numerous keep-fit classes. There's a large Morrisons, Aldi and Waitrose in St Ives where you can do your weekly or monthly shopping and if you want to head into nearby Cambridge, Huntingdon Road/A1307 will take you there in only 25 minutes. There is also access to the guided bus which provides a regular direct service to central Cambridge and the Cambridge Science Park. The opening of the new A1307 link road means that you can access Huntingdon train station in approximately 10 minutes and trains from Huntingdon arrive into Kings Cross or St Pancras within an hour. Fen Drayton Lakes Nature Reserve is only a couple of miles away and attracts a delightful variety of wildlife throughout the year, including ducks, geese, otters and swans, and the wetlands run for 25 miles (40km) along the floodplains of the Great Ouse.



Harvey Robinson St Ives

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These particulars are for guidance only and do not form part of any contract. Descriptions, dimensions and references to condition are given in good faith but should not be relied upon as statements of fact. Measurements and floorplans are approximate. Services, systems and appliances have not been tested and no warranty is given. The property is offered subject to contract and availability. Purchasers must provide identification in accordance with Anti-Money Laundering regulations; a fee may apply for electronic verification. We may receive a referral fee for recommended services.