

The Granary, Sawtry Huntingdon

Offers over £260.000 **Freehold**

Sharman Quinney

Key Features

3 1 C B

- No Onward Chain
- Three Bedrooms
- Downstairs WC
- Corner Plot
- Driveway for Two Cars

Situated on a generous corner plot within a quiet cul-de-sac, this well-presented end-terrace home offers spacious accommodation and excellent outdoor space.
The ground floor comprises an entrance hall, a comfortable living room, and a kitchen to the rear which flows seamlessly into a bright and airy sunroom. The sunroom enjoys direct access to the garden, creating an ideal space for both relaxing and entertaining. A convenient WC completes the ground floor.
Upstairs, there are three well-proportioned bedrooms and a family bathroom.
Outside, the property benefits from a substantial wraparound garden extending to two sides of the home, providing plenty of space for gardening, outdoor dining, or family activities. A private driveway offers off-road parking for two vehicles.







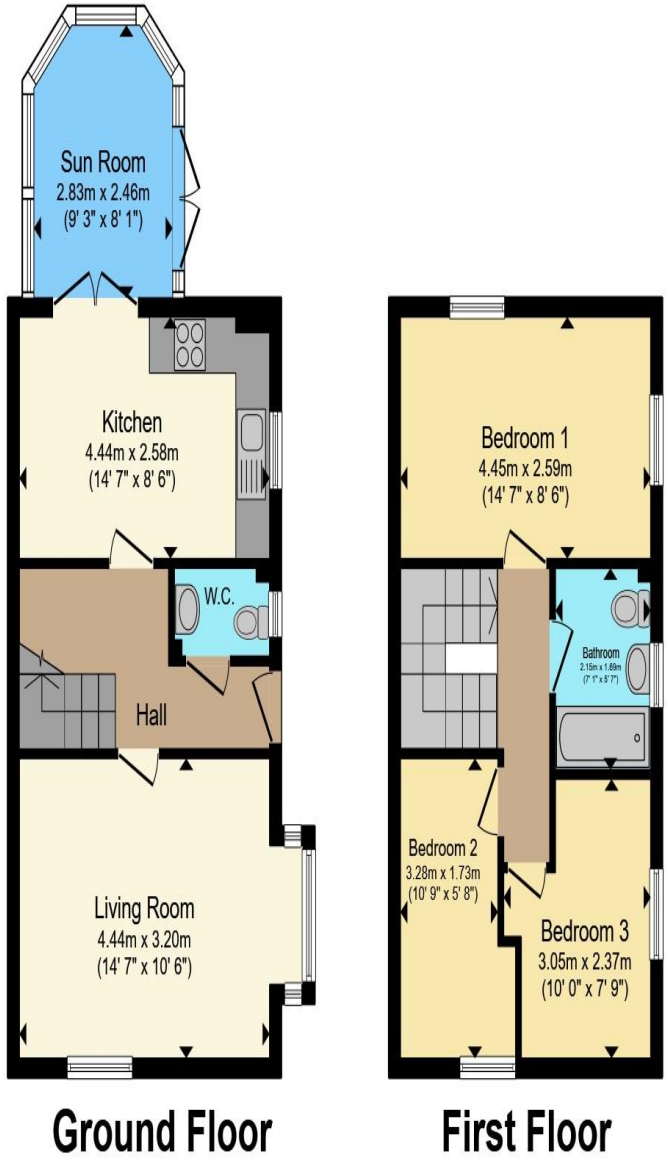
Located in the highly sought-after village of Sawtry, the property is within easy reach of a wide range of local amenities and enjoys excellent transport links.

All measurements are listed on the floor plan.

Agents Notes: Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.







Total floor area 78.4 m² (844 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Sharman Quinney

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01733 245400

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The Property Ombudsman