



South Park Drive, Papworth Everard - CB23 3LF

Offers In Excess of £400,000



HARVEY
ROBINSON

South Park Drive

Harvey Robinson Estate Agents are delighted to offer for sale, with no onward chain, this incredibly spacious, five bedroom townhouse within the sought after village of Papworth Everard. Located in a newer area within the village, this property offers a great opportunity to acquire a large family-home which overlooks a green to the front and woodlands to the rear. The property in brief comprises of a large entryway, two double bedrooms, a large shower room, and utility space on the ground floor, lending itself to an opportunity for an independent living setup. Upstairs on the first floor, is the main entertaining and living space. A bright and airy lounge features plenty of relaxation space and is separated by doors through to the kitchen and dining room. There are three further bedrooms on the second floor, one of which benefits from an ensuite, and the family bathroom. Outside, there is a good-sized and private rear garden, which is accessible from the side access, in addition to access to the garage and driveway parking. This property is being sold with no onward chain and viewing is highly advised. To arrange an appointment, contact our St Neots branch on 01480 454040.

LOCATION:

The property itself is located in a popular area of Papworth Everard, with access to Woodland and field walks on the doorstep, making it a perfect opportunity for dog walkers, or anyone that enjoys a scenic walk. Centrally located between the popular market towns of St. Neots, St Ives and Huntingdon, and approximately 12 miles from the City of Cambridge, Papworth Everard is an ever-popular location for commuters wanting a quieter Village lifestyle. Papworth is served by popular school catchments, Pendragon Primary School and Swavesey Village College.

- Five Bedrooms with Versatile Layout
- End-terraced Town House Overlooking Green Space
- No Onward Chain
- Garage & Driveway Parking Adjacent to Property





South Park Drive

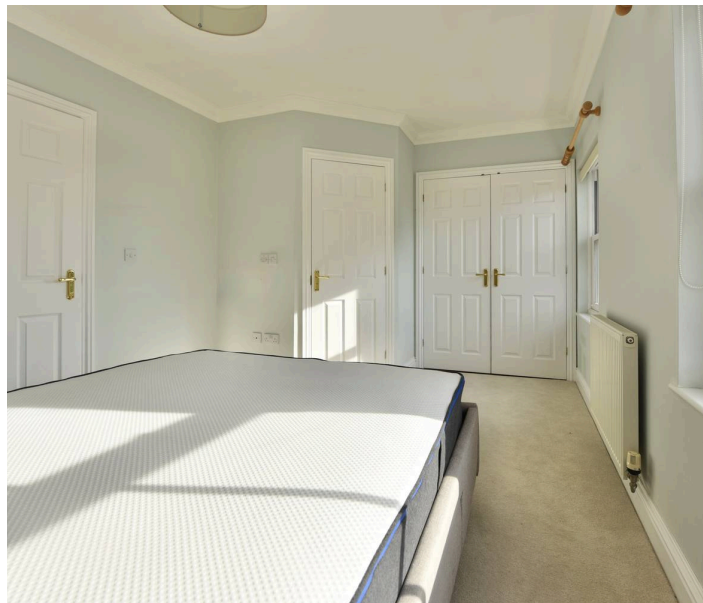
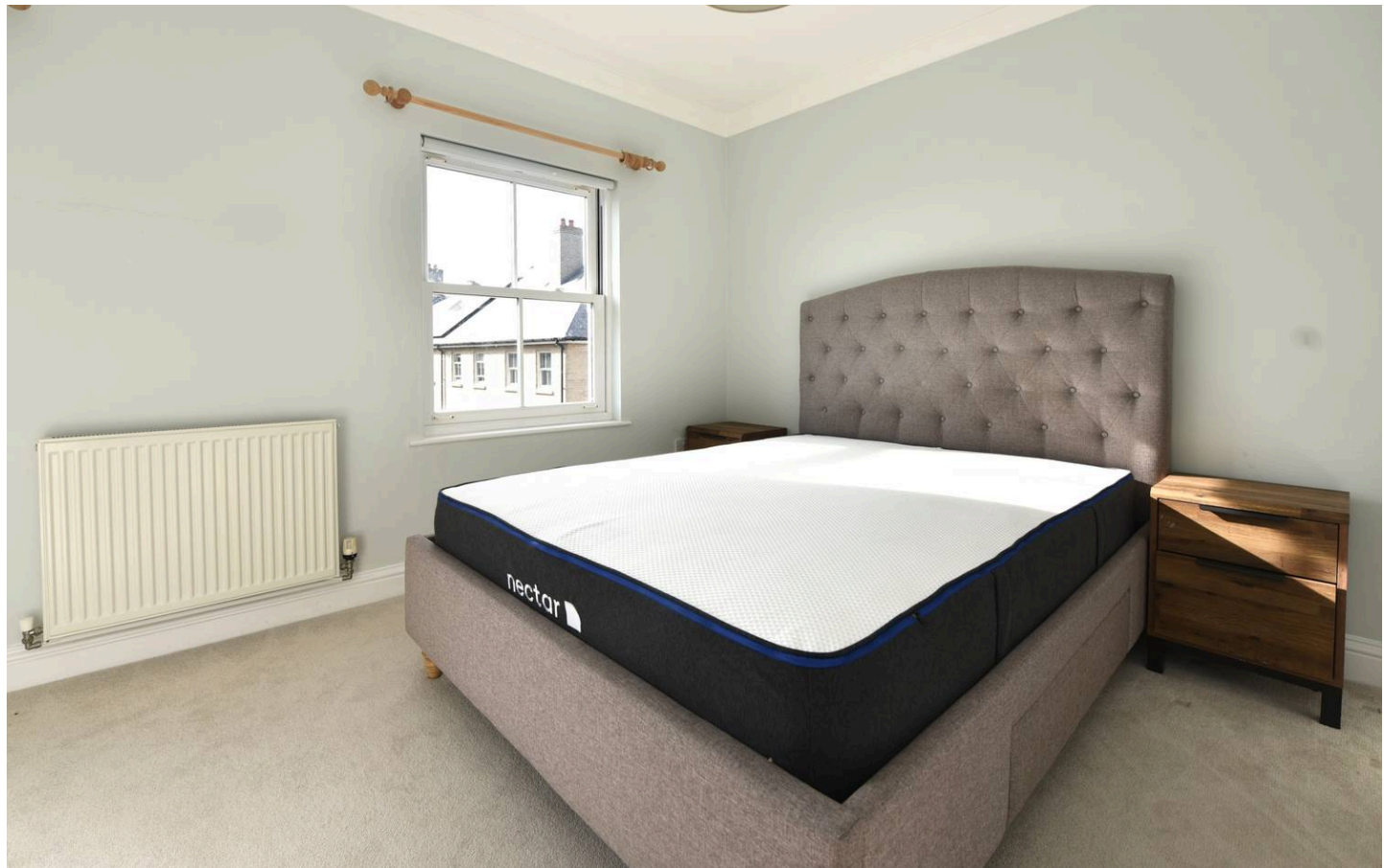
The Village also benefits from two nurseries and a pre-school. Further amenities for families include play parks, and the highly popular Splash Park which features a shallow outdoor pool, perfect for hot summer days. A small parade of shops provides a central hub for the Village, including a convenience store, post office, veterinary surgery, chip shop, deli, library, hair and beauty salon, and coffee shop/micro pub. Papworth further benefits from a combined pharmacy and doctor's surgery, an award winning Indian restaurant and the Printworks social hub. For the sports enthusiasts, Papworth has community running and cycling clubs. King George's Playing Field and Pavilion (in memorial to King George V) provides football and cricket pitches, a bowling green, and floodlit tennis courts. Papworth offers a perfect combination of a quiet village lifestyle and easy access to major road links, train stations and amenities, making it the ideal location for commuters and families alike.

Council Tax band: E

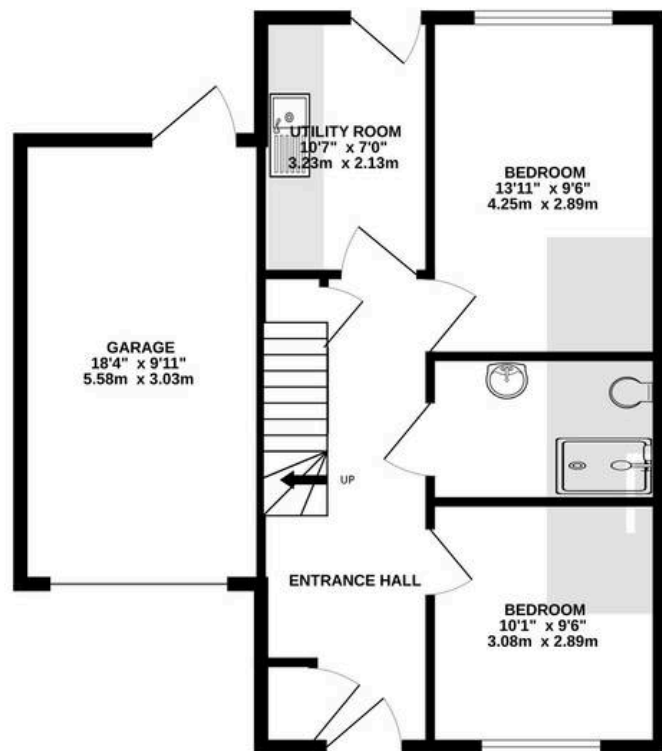
Tenure: Freehold

EPC Energy Efficiency Rating: C

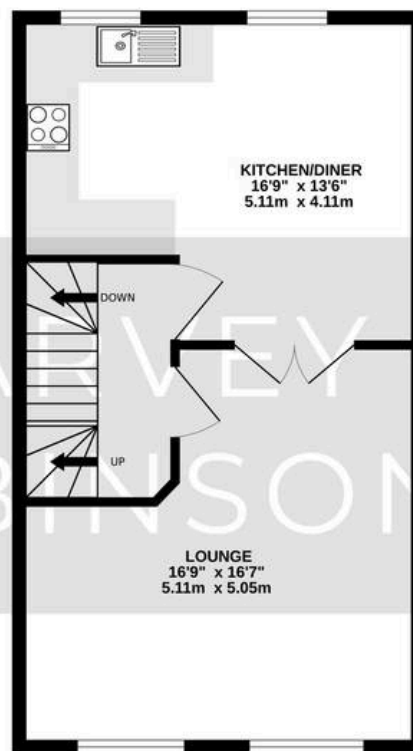
EPC Environmental Impact Rating:



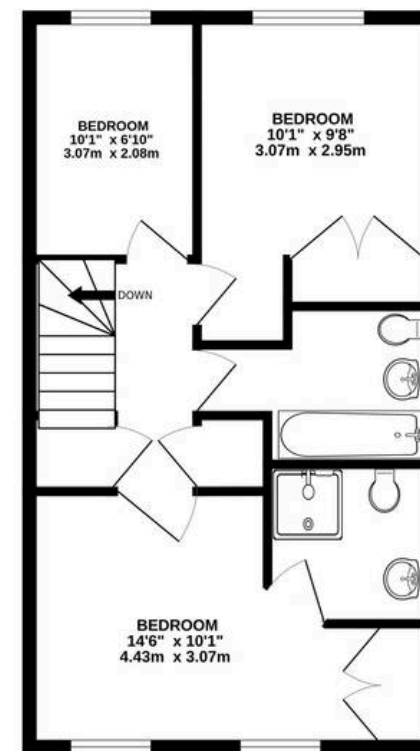
GROUND FLOOR
676 sq.ft. (62.8 sq.m.) approx.



1ST FLOOR
495 sq.ft. (46.0 sq.m.) approx.



2ND FLOOR
495 sq.ft. (46.0 sq.m.) approx.



TOTAL FLOOR AREA : 1666 sq.ft. (154.7 sq.m.) approx.

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South Park Drive

FAQs:

What3words location: [///logbook.scoots.renovated](https://logbook.scoots.renovated)

Vendors onward movement: No onward chain

Council tax band: E

Property tenure: Freehold

EPC: C

Rear garden aspect: East

Heating Type: Gas central heating

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 of £30 (incl. VAT) per purchaser is payable to Landmark Property services for each electronic verification check. We may receive a referral fee for any of our recommended service providers.

Need to sell your property? Please contact us to arrange your free, no obligation Market Appraisal.

For independent whole of market mortgage advice please call the team to book your appointment.

View all our properties at harveyrobinson.co.uk

Rated Exceptional in Best Estate Agent Guide 2024

British Property Awards 2023 – Gold Winner

5.0 Star Google Review Rating

Council Tax band: E