



"Hartswood", West Road, Gamlingay, SG19 3JT

Offers over £950,000

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LATCHAM —————
————— DOWLING

ESTATE AGENTS

We are delighted to present this stunning home set in the most picturesque of locations within the popular village of Gamlingay.

This Pottton timber home exudes quality which is evident the moment you enter the large hallway, with its Oak flooring, staircase and exposed timbers. The hallway gives direct access to the Cloakroom, study, lounge, kitchen/dining room and the Double garage/games room.

Now the garage is currently used as a room and if you look at the layout it has a shower room attached and a bedroom above, thus making this an ideal space as an annex for multi generational living.

The lounge, being triple aspect, exudes light and the central Brick inglenook fireplace is simply "stunning". The kitchen/Dining room, with its bespoke kitchen units and fitted appliances and at 22' is the real hub of the home. The study, again is a large room and could be used a second lounge, snug, playroom, the choice is yours. A utility room, sun room and shower room complete the ground floor accommodation.

The first floor is equally impressive with the master bedroom having an En Suite. In total there are five bedrooms but the current owners have had an extensive range of fitted bedroom furniture fitted to one of the bedrooms and use it as a luxury dressing room. As already mentioned, the bedroom above the garage/reception really does lend itself to becoming an Annex bedroom. Three other bedrooms and the family bathroom complete the first floor.

Outside is just "WOW" Fields to side and rear exude peace and quiet and sitting on a total plot of 0.34 of an acre, there is space a plenty. Outside solid timber covered area with views to open field is a real great area for entertaining. Gated access to a shingle driveway with plenty of space for numerous cars and overall, there is a real feel of privacy.

Located on the Cambridgeshire/Bedfordshire border, this popular village is well positioned for those looking for Country Life with good road links into Cambridge.

Entrance

Entrance Hall

Shower Room

Study

12'6 x 10'9 (3.81m x 3.28m)

Kitchen/Dining room

22'3 x 19'3 (6.78m x 5.87m)

Utility Room

Lounge

22'3 x 17'2 (6.78m x 5.23m)

Sunroom

11'11 x 11'5 (3.63m x 3.48m)





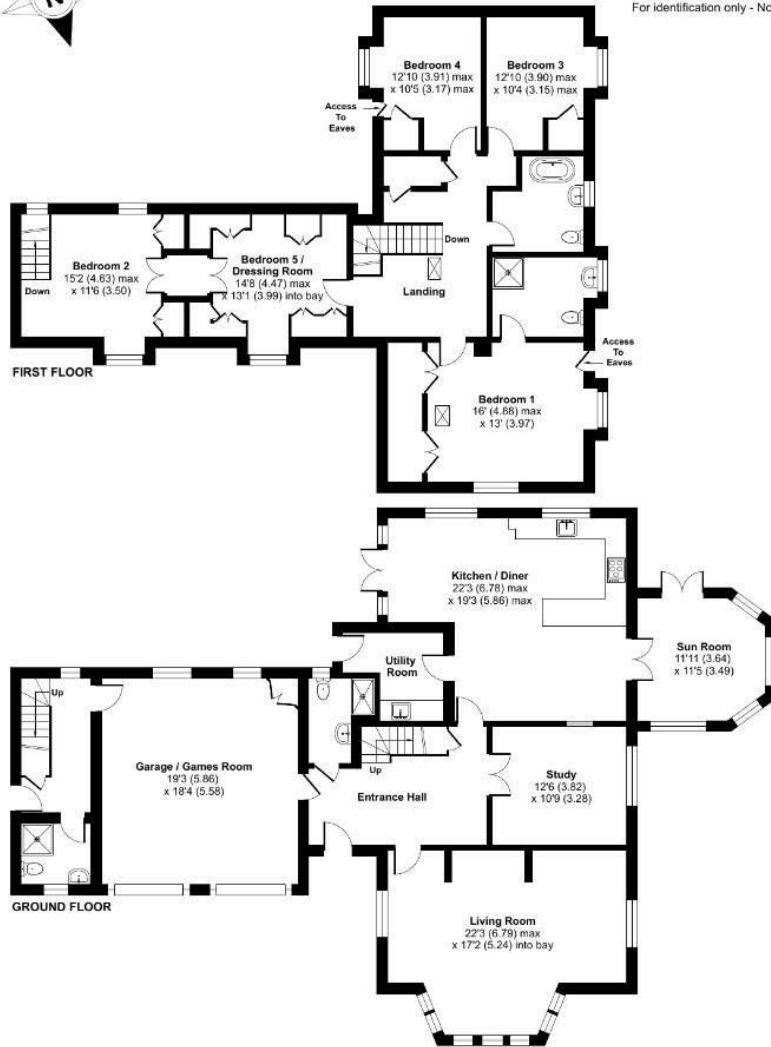
- Rear lobby
- Ground floor shower room
- First floor
- Landing
- Bedroom One
16' x 13' (4.88m x 3.96m)
- En Suite
- Bedroom Two
15'2 x 11' (4.62m x 3.35m)
- Bedroom Three
12'10 x 10'4 (3.91m x 3.15m)
- Bedroom Four
12'10 x 10'5 (3.91m x 3.18m)
- Bedroom Five/dressing room
14'8 x 13'1 (4.47m x 3.99m)
- Family Bathroom
- Outside
- Front Garden
- Rear Garden
- Double Garage/Games room
19'3 x 18'4 (5.87m x 5.59m)
- Parking
- Agents note-Additional information



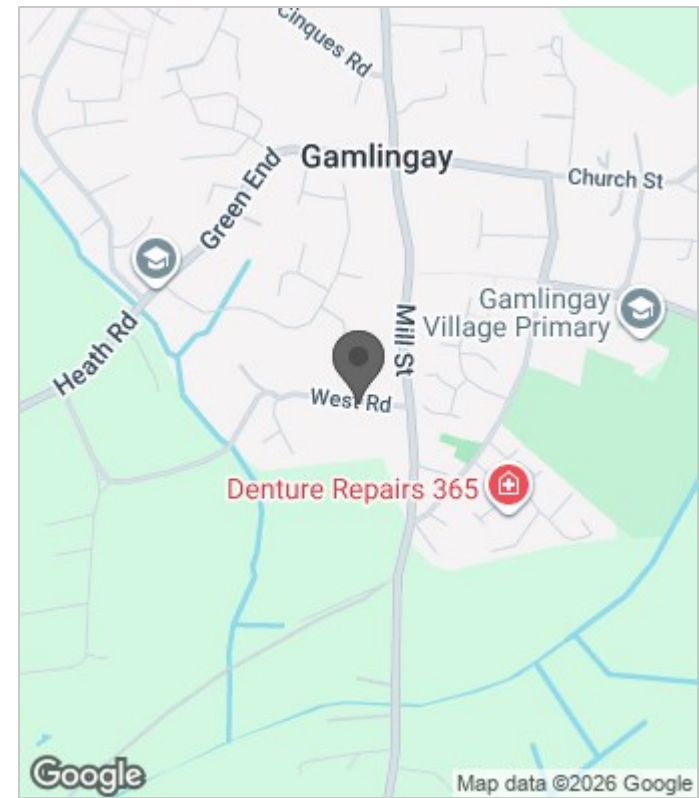
West Road, Gamlingay, Sandy, SG19

Approximate Area = 2631 sq ft / 244.4 sq m
 Garage = 352 sq ft / 32.7 sq m
 Total = 2983 sq ft / 277.1 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Latcham Dowling Ltd. REF: 1452759



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	82	82
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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