



Station Road, Fordham CB7 5LW

welcome to

Station Road, Fordham

An immaculately presented semi-detached house situated in a non-estate position on the outskirts of Fordham offering three bedrooms, two reception rooms, ample off road parking and a garden studio with shower room - Viewing highly recommended.

Entrance Hall

With window to side aspect and opening to:

Dining Room

With two radiators, stairs leading to first floor with storage cupboard beneath, fitted storage cupboards, windows to side and rear aspects, opening to:

Sitting Room

With radiator, fireplace with multi-fuel burning stove, built in storage cupboards, display alcoves with spot lighting, window to front aspect.

Utility

With wash hand basin and spaces for stacked washing machine and tumble dryer.

Kitchen

With a fitted range of base units and drawers with work surfaces over to two sides, matching wall units, inset stainless steel sink and drainer unit with mixer tap over, built in double oven with hob and extractor over, space for fridge/freezer, radiator, windows to side and rear aspects.





First Floor Landing

With window to side aspect and doors to:

Bedroom One

With radiator, built in wardrobes and double glazed window to front aspect.

Bedroom Two

With radiator and double glazed window to front aspect.

Bedroom Three

With radiator, storage cupboard and window to rear aspect.

Bathroom

Fitted with a modern suite comprising panel enclosed bath with shower over and glass shower screen, low level w.c, vanity wash hand basin with mixer tap over, radiator and sky light.

Garden Studio

Currently set up as a hair/beauty salon but could provide a space for an array of uses. Fully insulated, double glazed, plumbed and powered. Modern shower room comprising shower enclosure, low level w.c and vanity wash hand basin.

Outside

To the front of the property there is a shingled driveway providing ample off road parking for several cars. Gated access leads to the rear garden which has an initial paved patio area and opens to a mainly lawned garden.



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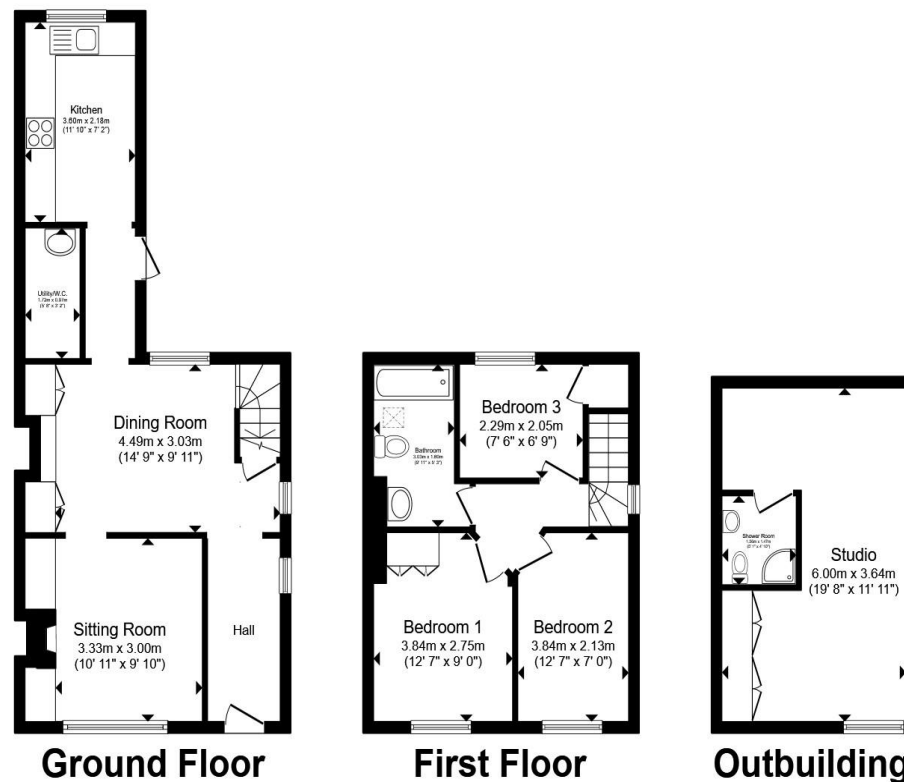
- Non-Estate Position
- Updated & Improved Throughout
- Immaculately Presented
- Three Bedrooms
- Two Reception Rooms

Tenure: Freehold

EPC Rating: D

Council Tax Band: B

£375,000



Total floor area 99.4 m² (1,070 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



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Property Ref:
ELY110374 - 0002

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