



Connells

Woodfield Lane
Lower Cambourne

Woodfield Lane,
Lower Cambourne, CB23 6DS

For Sale Guide Price
£450,000 - £475,000



Well presented four-bedroom detached home offers the perfect blend of space and comfort. Featuring a well-appointed kitchen, dining room and spacious lounge, plus principal bedroom with ensuite. Outside boasts a stunning landscaped garden, garage and gated parking.

Entrance Hall

Door to front, radiator.

Kitchen

Window to rear, fitted kitchen with a range of wall and base units, sink with one and half bowl and drainer, tiled splash back, electric oven, gas hob, tiled flooring, plumbing for washing machine and dishwasher, space for fridge/freezer, under stairs cupboard, tiled flooring, door to rear , radiator.

Dining Room

Window to front, radiator.

Lounge

Window to front, French doors to rear, two windows to rear, electric fireplace, television point, two radiators.

Cloakroom

Window to rear, wash hand basin, WC, tiled splash back, radiator.

Landing

Stairs to entrance hall, airing cupboard, loft access, radiator.



Bedroom One

Window to rear, telephone point, television point, radiator.

Ensuite

Double shower cubicle, wash hand basin, WC, part tiled, extractor fan, radiator.

Bedroom Two

Windows to front and side, radiator.

Bedroom Three

Window to rear, two double built in wardrobes, radiator.

Bedroom Four

Window to front, radiator.

Bathroom

Window to front, wash hand basin, WC, bath with mix taps and shower over, folding shower screen, part tiled, radiator.

Rear Garden

Fence and wall enclosed, artificial lawn, patio area, mature hedges and plants , landscaped , shed, door to garage, gate to front, outside tap.

Garage And Parking

Single garage with up and over door, light and power, door to garden, gated driveway parking.

Agent Notes

Rented Solar Panels as for more information .

Please note that the AML fee covers the cost of carrying out the required 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.

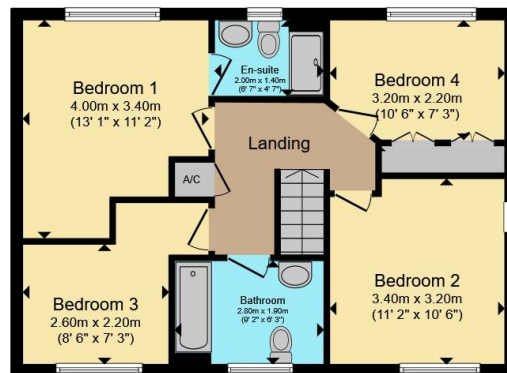




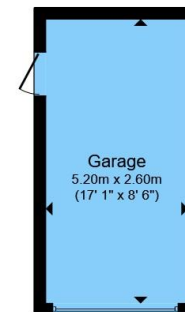




Ground Floor



First Floor



Garage

Total floor area 125.6 m² (1,352 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

Connells

To view this property please contact Connells on

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Unit 2 Caxton House Broad Street Great Cambourne
CAMBRIDGE CB23 6JN

EPC Rating: C Council Tax
Band: D

Tenure: Freehold

view this property online connells.co.uk/Property/CBN306814



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