



North Street
Burwell, CB25 0BB
Guide Price £350,000

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An individually built detached bungalow set within this thriving and highly regarded village and set on a generous size plot.

Rather deceptive, this property offers accommodation to include entrance hall, sizeable sitting room/dining room, kitchen/breakfast room, three good size bedrooms, family bathroom with separate WC.

Externally the property offers extensive gardens, ample parking and garage facilities.

No chain – viewing is recommended.

EPC D

Council Tax D (East Cambridgeshire)

Porch

With door through to store room.

Kitchen/Breakfast Room 16'9" x 8'8" (5.11 x 2.66)

Fitted with both eye and base level storage units with working surfaces over, tiled splashback areas, inset sink and drainer with mixer tap, integrated oven and hob, space for fridge and window to the side aspect.

Sitting/Dining Room 23'8" x 13'9" (7.22 x 4.20)

Generous sized living/dining room with featured bricked fireplace, TV connection point, radiator, sliding doors to the side aspect and windows to the front aspect.

Bedroom 1 13'10" x 10'11" max (4.23 x 3.34 max)

Built in wardrobes, radiator and window to the side aspect.

Bedroom 2 10'11" x 10'9" (3.34 x 3.30)

Radiator and window to the side aspect.

Bedroom 3 11'0" x 7'4" (3.36 x 2.24)

Built in wardrobes, radiator and window to the rear aspect.

WC

Low level WC and window to the rear aspect.

Bathroom 8'8" x 7'11" (2.66 x 2.43)

With pedestal wash basin, panelled bath with wall mounted shower, tiled walls, radiator, storage cupboard and window to the rear aspect.

Lobby

Opening through to the garage and store, door out to the rear garden.

Garage 19'2" x 8'11" (5.85 x 2.73)

Up and over door, power and lighting.

Outside - Rear

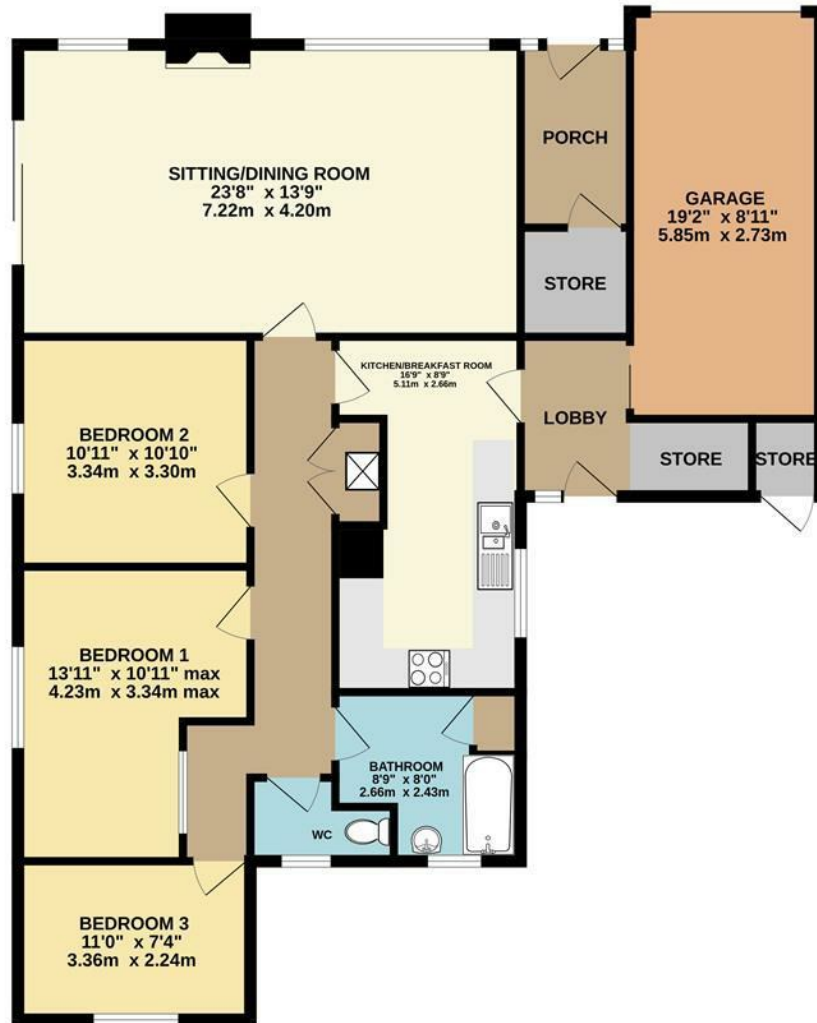
Fully enclosed rear garden with extensive patio seating area, large lawn area, timber built garden shed, variety of mature trees, shrubs and flowers.

Outside - Front

Bloc paved driveway leading up the the garage, ample parking, lawn area and side pedestrian gate.

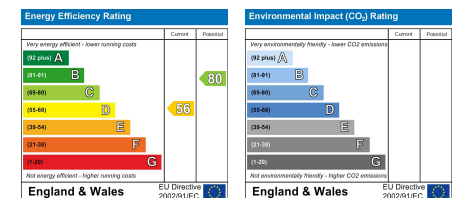
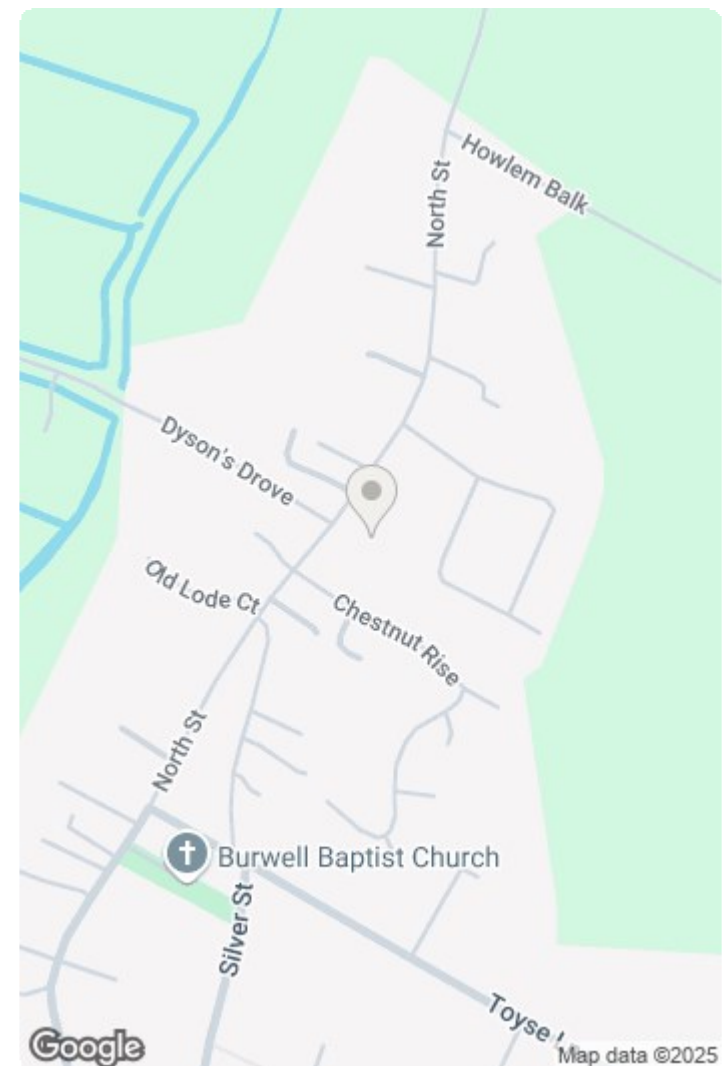


GROUND FLOOR
1301 sq.ft. (120.9 sq.m.) approx.



TOTAL FLOOR AREA: 1301 sq.ft. (120.9 sq.m.) approx.

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