



- BUNGALOW IN A VILLAGE LOCATION
- TWO DOUBLE BEDROOMS
- LARGE BRIGHT LOUNGE
- MODERN SHOWER ROOM

Rose Croft, Perry, Huntingdon, PE28 0BZ

PRICE: £359,995 FREEHOLD

IMMACULATE two double bedroom bungalow with South facing garden in the highly regarded village of Perry with local conveniences and yet easily accessible to A1 motorway. Two double bedrooms, large bright lounge, kitchen/diner plus utility room and guest WC. Off road parking. Double Glazing. Gas Central Heating.



Property Description

Situated in the highly regarded village of Perry within a few minutes drive of the A1M we are delighted to bring to market this immaculate two double bedroom bungalow. Perry is a pretty village on the edge of Gratham Water and the village community are supported by a local pub, village stores and post office and local hairdressers. There are an abundance of picturesque walks surrounding the village enjoyed by both ramblers and local dog walkers.

The property itself has been well maintained by the current vendor who has invested in a number of bespoke improvements to the property to suit even the most discerning purchaser. The seller over their ownership has invested in a new boiler, double glazing throughout and a remodelling of the floorplan to create an excellent kitchen/diner whilst creating a large useful utility room.

The accommodation is well planned and offers a entrance hall with guest WC. The large lounge offers direct access via the patio doors on to the South facing garden and grants access to the remainder of the accommodation. The kitchen is presented in a white high gloss with central peninsular with electric hob and is open plan to the dining area which offers space for a full size table and chairs

The two double bedrooms at the rear of the bungalow offer a good degree of privacy from the main accommodation and are supported by the modern shower room with under floor heating.

A real feature of the property is the external space with a large brick built workshop measuring approx. 15' x 15' which is set at the rear of the large South facing garden. Off road parking for two vehicles is provided to the front of the





property.

ACCOMMODATION IN BRIEF COMPRISES:

ENTRANCE HALL

6' 2" x 4' 6" (1.88m x 1.37m)

LOUNGE

20' 6" x 12' 3" (6.25m x 3.73m) French doors giving access to garden.

KITCHEN/DINER

18' 3" x 10' 1" (5.56m x 3.07m)

INNER HALLWAY

BEDROOM ONE

16' 1" x 12' 2" (4.9m x 3.71m)

BEDROOM TWO

8' 7" x 8' 7" (2.62m x 2.62m)

SHOWER ROOM

6' 7" x 5' 8" (2.01m x 1.73m) Under floor heating

UTILITY ROOM

9' 1" x 6' 4" (2.77m x 1.93m)

SOUTH FACING REAR GARDEN

Rear pedestrian access

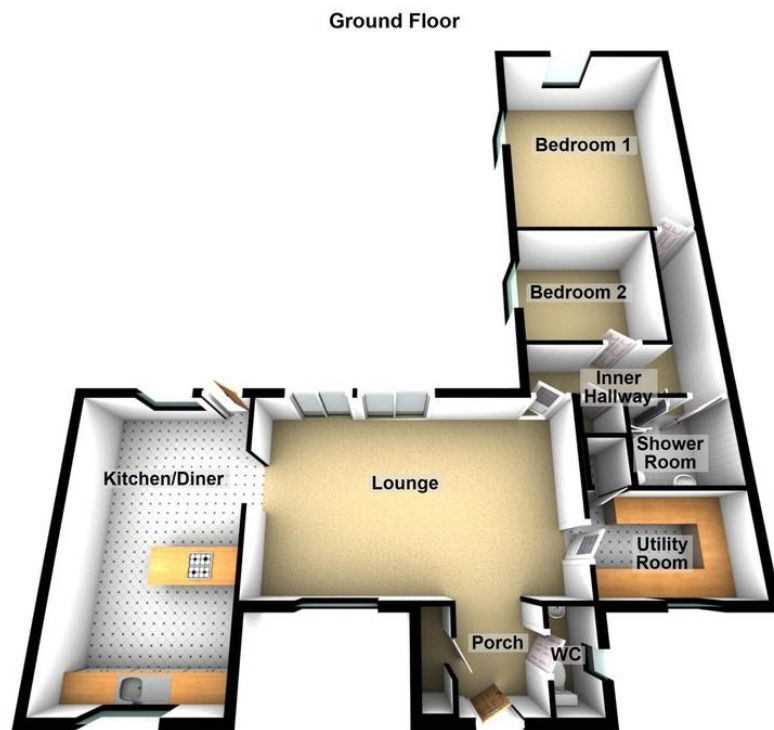
OFF ROAD PARKING

Parking for two vehicles to the front aspect

BRICK BUILT WORKSHOP

15' 7" x 15' 2" (4.75m x 4.62m) Power and light connected





CHARGES

Council Tax band D

DISCLAIMER

This property is owned by a persons associated with and known to Rainbow Estate Agents (s.e) Ltd

EPC ON ORDER – TO FOLLOW

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements