



Pottrill
Holland

Property Agents



Oak House, 3 Cambridge Road

Foxton, South Cambs

Guide Price £800,000





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Foxton, South Cambs

Nestled in the charming village of Foxton, South Cambridgeshire, you'll find Oak House - one of two exclusive detached residences within a gated and private development.

This luxurious home is ready for immediate occupancy and conveniently located just a short distance from Foxton station, offering excellent transportation links to both London Kings Cross and Cambridge.

Upon entering through the electric front gates, a curved driveway will lead you to the private parking areas for each home where there is ample space for multiple cars. Additionally, the level plots are generously sized and situated adjacent to mature woodland.

The homes offer flexible living arrangements spread across two floors.

This kitchen features a custom-made galley design with shaker-style cabinets, a dining area, and soft-close drawers. It offers ample storage space, stainless steel appliances, a chic backsplash, and durable quartz countertops. The utility room is an added convenience, providing extra storage and space for a washing machine and tumble dryer, keeping your living area clutter-free.

With its 12ft high ceilings, stunning lighting, and floor-to-ceiling windows, the living room is truly magnificent. It boasts an abundance of natural light, and the large French doors lead to a private patio terrace.

On the ground floor, there are three generously sized, carpeted bedrooms, along with a bathroom and en-suite shower room. The main bathroom features a double sink vanity unit, a walk-in shower, and luxury floor-to-ceiling onyx pattern tiling.





The master bedroom upstairs offers ample storage choices and a stunningly equipped shower room featuring high-quality fixtures and marble tiling.

The south-west facing garden provides privacy and extended sunshine hours throughout the day. Additionally, the garden boasts a spacious Indian sandstone patio area, perfect for outdoor dining or drinks.

The picturesque outdoor landscape lighting comprises strategically placed flood lights, bollards, spotlights, and up-and-down lights that illuminate the pathways and gardens, resulting in a mesmerizing oasis of light.

Agents Note:

South Cambs District Council – Band TBC – £TBC PA

Energy Rating: Oak House - B

Services: All Mains Services Connected

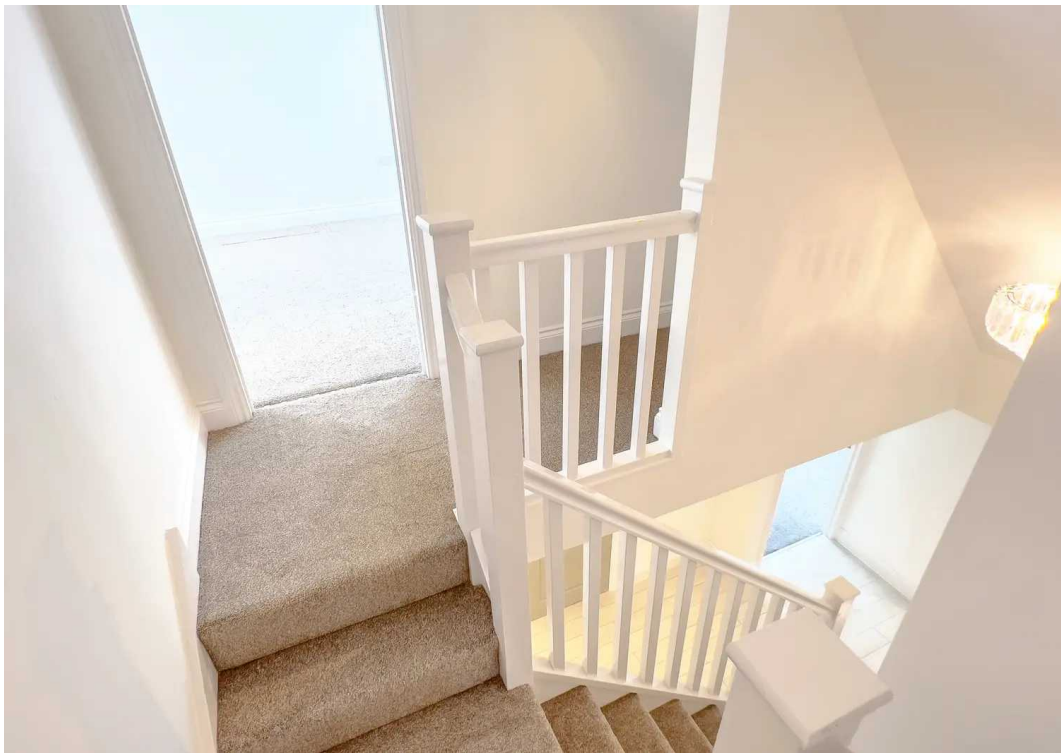
Internal images are of Acorn Cottage. Oak House has the same internal layout but with a contrasting kitchen colour.

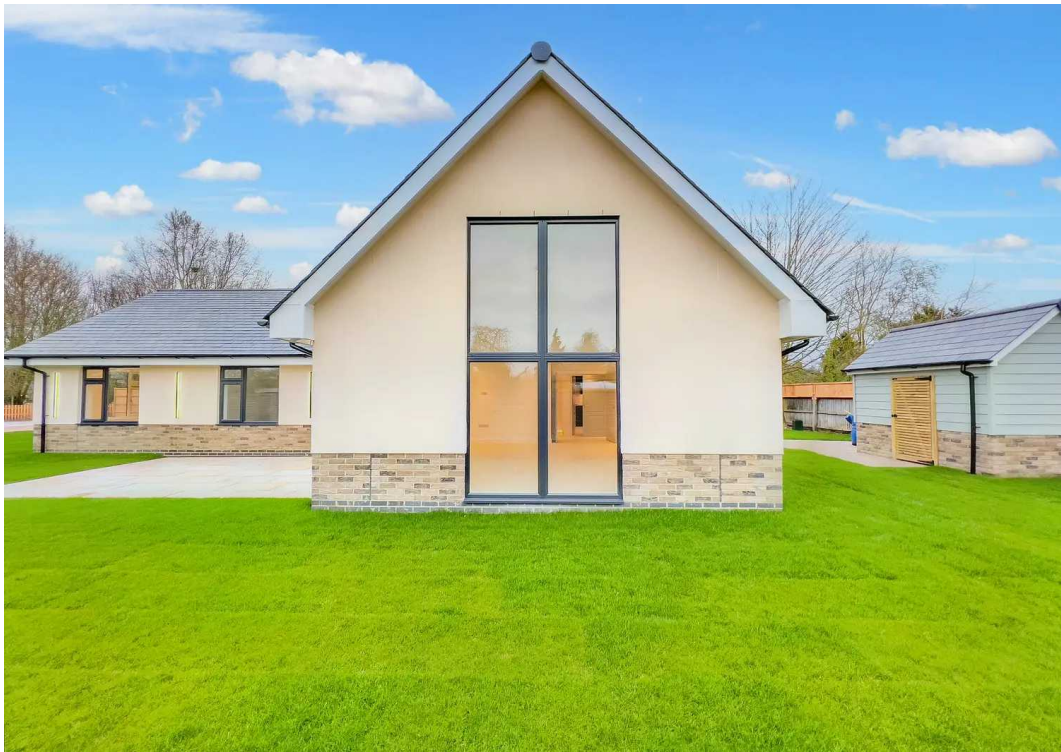
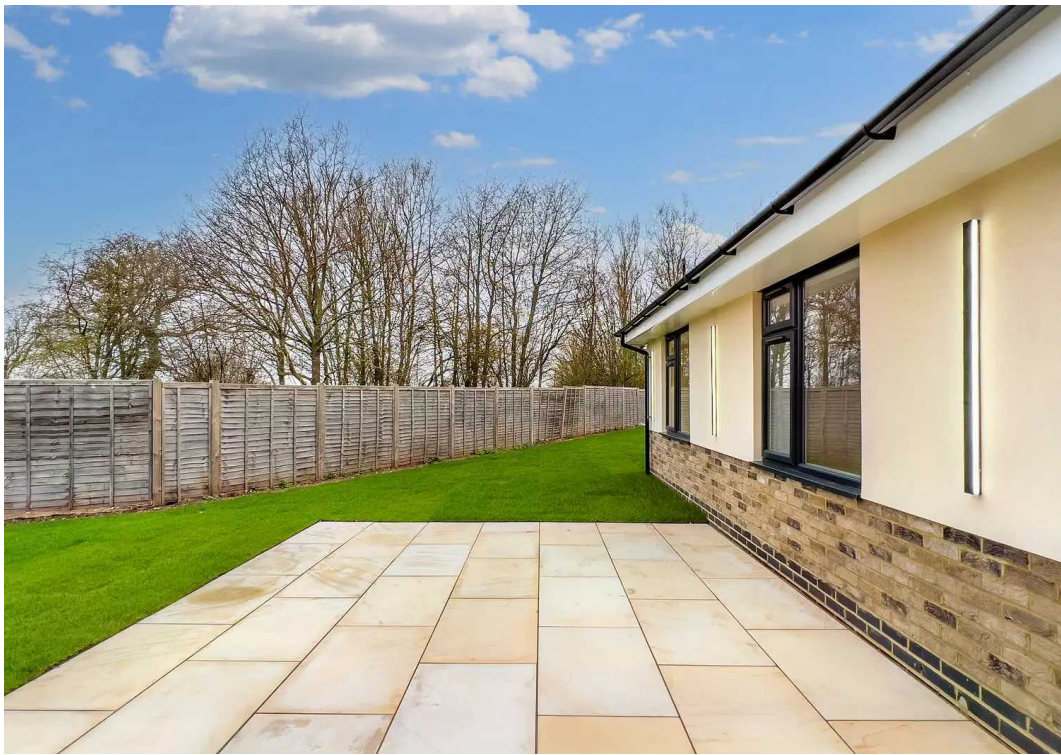
Tenure - Freehold

Location:

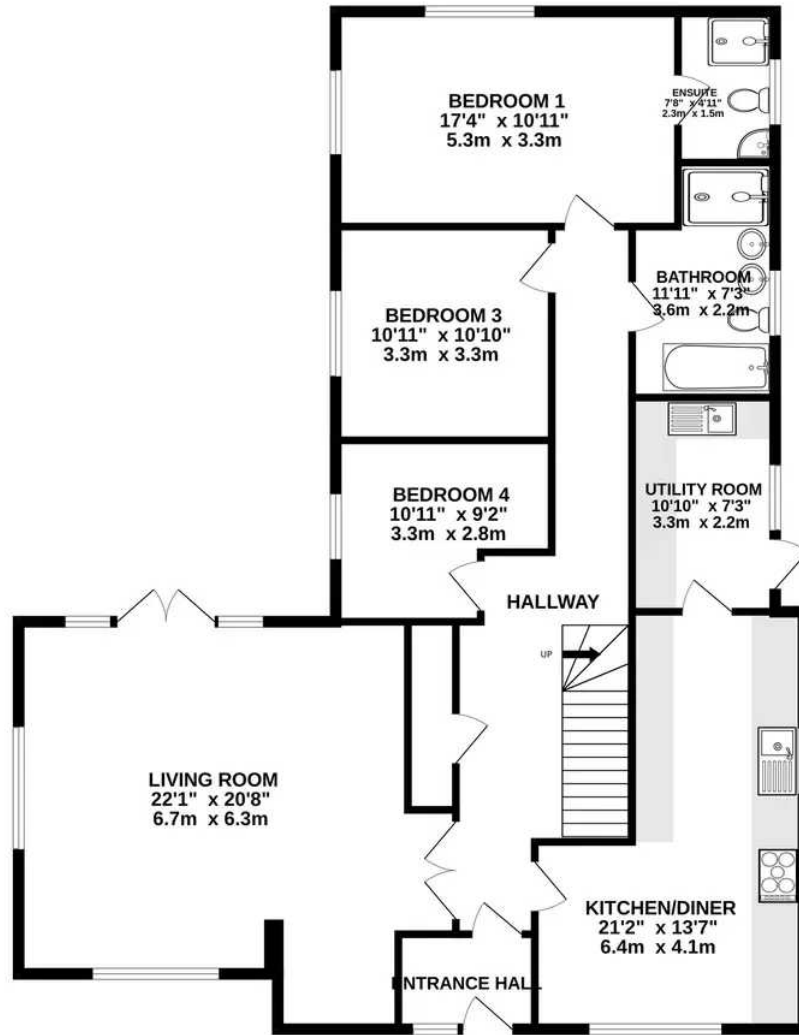
Foxton is a small village in South Cambridgeshire with a population of 1,260 residents (2011 census). Foxton has a mainline rail station to London and is on the main bus route to Trumpington Park & Ride from Royston. The village has a pub, The White Horse, a village shop and post office, a primary school, a recreation ground with a children's playground, tennis courts, a bowling green, a football pitch and cricket pitches.



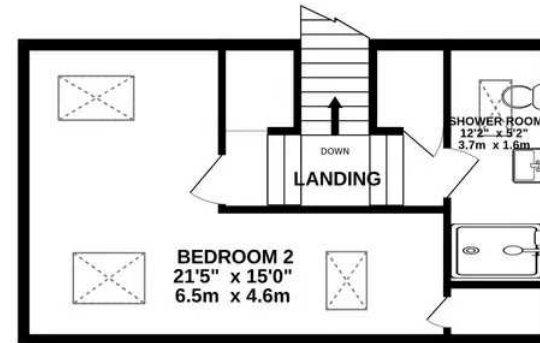




GROUND FLOOR
1467 sq.ft. (136.3 sq.m.) approx.



1ST FLOOR
398 sq.ft. (37.0 sq.m.) approx.



TOTAL FLOOR AREA : 1865 sq.ft. (173.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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