

Offers In Excess Of
£270,000

9 Priory Mews, St. Ives, PE27 5WD



To arrange a viewing call us now on 01480 388888

A well-presented, mid-terrace home in St Ives town centre. This superb home is a short walk from riverside walks, all the local amenities, the bus station, and the guided busway. Boasting a lounge/diner, a kitchen/breakfast room, a cloakroom, two double bedrooms, a modernised bathroom, and an allocated parking space. Offered with no onward chain, this property comes highly recommended.



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A well-presented mid-terrace home found in a sought-after development in the town centre of St Ives. This superb home is within walking distance from riverside walks, all the amenities, the bus station, and the guided busway.

The accommodation, in brief, comprises an entrance hall, a lounge/diner with a decorative fire surround and inset electric flame effect wood-burning stove, a kitchen/breakfast room, and a cloakroom on the ground floor. There are two double bedrooms and a modernised bathroom on the second floor.

Outside, there are well-kept communal grounds and a garden, and an allocated numbered parking space.

Further Information

Tenure: Leasehold

Lease Length: 960 years remaining
Management Fee: approx. £700 per annum

Ground Rent: approx. £75 per annum

Council Tax Band: B

EPC Rating: D

Loft: Accessed via a pull-down ladder, there is a light connected

Ellis Winters has not tested any apparatus, equipment fitting or services and so cannot verify that they are in working order. The buyer is advised to obtain verification from their solicitor or surveyor. Floor plans are for representational purposes only and are not to scale.



Ground Floor

Entrance Hall

Lounge/Diner

5.26m (17'3") max x 4.34m (14'3")

Kitchen/Breakfast Room

4.34m (14'3") x 3.07m (10'1")

Cloakroom



First Floor

Landing

Bedroom 1

4.34m (14'3") x 4.31m (14'2")

Bedroom 2

3.12m (10'3") x 2.75m (9')

Bathroom



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