



27 Grenfell Road, Ramsey
£349,950

 **Oliver James**
Property Sales & Lettings



27 Grenfell Road

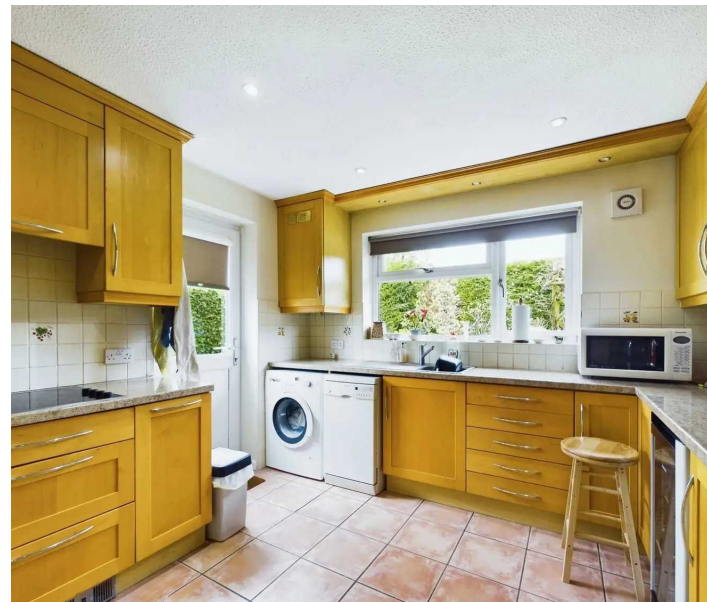
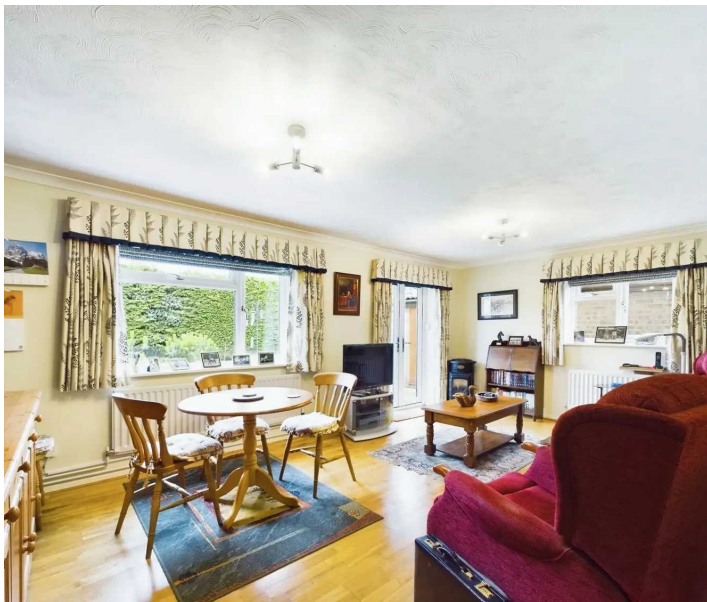
Ramsey, Huntingdon

Tucked away in a quiet cul-de-sac location this detached three bed / two bath bungalow benefits from a wrap around south / west facing garden and single garaging.

Council Tax band: C

Tenure: Freehold

- Detached bungalow.
- Three bedrooms.
- En-suite shower room and family bathroom.
- The Gross Internal Floor Area is 882 sq.ft. / 81 sq.metres.
- Plenty of storage throughout.
- South / west facing rear garden.
- Single garage with power and lighting.
- Tucked away in a cul-de-sac location.
- Spacious living room with sliding doors to the rear garden.
- EPC: D.





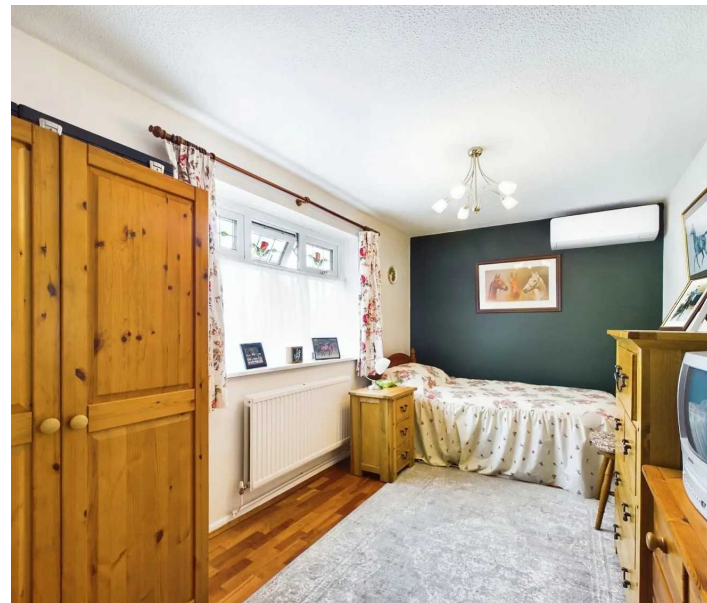
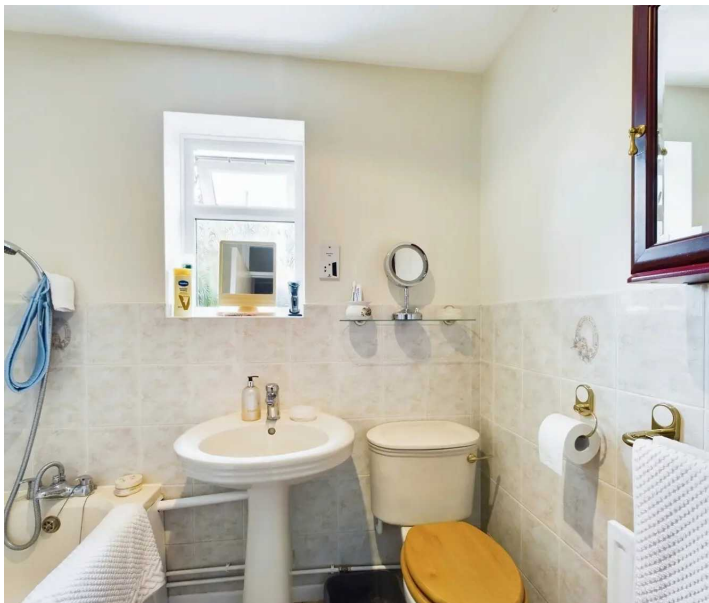
INTRODUCTION

The property is tucked away in the corner of a quiet cul-de-sac with plenty of driveway parking to the front. There is also side access to the rear, sunny, south-west facing rear garden. Immediately when you enter the home you get a feeling of space with a large central hallway and plenty of storage. The three bedrooms are a good size with the principal bedroom benefiting from built-in wardrobes and an en-suite shower room as well as a further family bathroom. The living room is spacious with sliding doors into the sunny rear garden with kitchen fitted with a range of cupboard units and integrated appliances. The bungalow benefits from being within walking distance of the local shop with Ramsey just a short drive away with a range of local amenities and independent shops.


EPC Rating: D

LOCATION

The village of Bury is located on the outskirts of Ramsey, with a shop and primary school both within walking distance of the property. Located approximately 9 miles North of Huntingdon, Ramsey Town hosts a range of independent shops, schools (nursery, primary and secondary), three supermarkets, two medical centres, a dentist, sports centre including swimming pool, golf courses and a good selection of pubs, cafes and restaurants. Ramsey is a heritage-rich market town which grew up around its Abbey and, prior to the 12th century, was once one of the most important monastic institutions in England. There are many historical sites around the area worth exploring, including the river that runs beneath the centre of the town after it was covered by the Great Whyte street in 1852. Huntingdon and Peterborough train stations have fast lines into London Kings Cross taking only 45 minutes, and a guided bus from Huntingdon goes straight into Cambridge City.





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		85
(69-80) C		
(55-68) D	68	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		EU Directive 2002/91/EC 

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92+) A		
(81-91) B		83
(69-80) C		
(55-68) D	64	
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England, Scotland & Wales		EU Directive 2002/91/EC 