



THE  
CHAMBERLAINS

# INTRODUCING THE CHAMBERLAINS

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Discover this striking collection of six impeccably designed townhouses, showcasing meticulous craftsmanship and architectural finesse.

These residences boast spacious interiors spread across three thoughtfully planned storeys, catering to the diverse needs of modern families. The seamless integration of contemporary design elements provides a versatile solution which aligns perfectly with today's dynamic lifestyles and demands.

Beyond elegant aesthetics, these townhouses offer a strategic location with excellent connectivity. Situated within close proximity to both rail and road networks, as a resident enjoy convenient access to nearby commutable destinations.







These broad handsome three storey homes are approached over an exclusive driveway to their own separately allocated parking spaces, each situated to the front of their respective home.

To the rear each home enjoys an enclosed lawn garden accompanied with a paved terrace for outdoor socialising on those warmer summer evenings.

A covered entrance affords some respite from the weather on less welcoming wet days, where you then step into a practical hallway to kick off your shoes, remove your coat, and hang up your hat - alongside a convenient ground floor cloakroom.

A sociable kitchen/breakfast room, and the separate family sitting room, both create beating hearts within this versatile and layered home.

Like a sandwich, the middle layer is jam packed with options to suit today's specific desires and demands. A family bathroom and three bedrooms, one with an en-suite, create a series of private spaces for their occupants. The scope is here to create a study, home office, or perhaps a hobby room, and deliver areas of serenity and reflection.

On the very top floor the crowning glory of this home is the abundance of space afforded for the principal bedroom. An ideal spot for its occupants to take a moment for them, there is further privacy with an en-suite shower room.







DISCOVER MORE ABOUT A HOME AT THE CHAMBERLAINS

- Allocated Off-Road Parking Spaces
- Enclosed Rear Gardens
- Versatile Three Storey Accommodation
- Four Bedrooms and Two En-Suites
- Gas Central Heating
- Underfloor Heating to Ground Floor
- 10 Year Structural Warranty
- Accommodation Extending to Around 1,772 Sq. Ft.
- Little More Than Five Miles to the Cathedral City of Ely and Around 22 Miles to World Famous Cambridge
- Train Station Servicing the Fen Line between King's Lynn and London



**GROUND FLOOR**

Living Room	19'8" x 14'1" (6.00m x 4.30m)
Kitchen/Breakfast Room	17'11" x 11'10" (5.45m x 3.60m)
WC	6'11" x 3'3" (2.11m x 1.00m)

**FIRST FLOOR**

Bedroom 3	14'1" x 12'6" (4.30m x 3.80m)
Bathroom	12'6" x 6'9" (3.80m x 2.05m)
Bedroom 2	15'5" x 13'3" (4.70m x 4.05m)
Bedroom 4	10'10" x 8'6" (3.30m x 2.60m)
En-Suite	6'11" x 3'11" (2.11m x 1.20m)

**SECOND FLOOR**

Principal Bedroom	4'9" x 16'5" (7.54m x 5.00m)
En-Suite	10'4" x 6'3" (3.14m x 1.90m)



Second Floor  
Approximate Floor Area  
500 sq. ft  
(46.48 sq. m)



Ground Floor  
Approximate Floor Area  
636 sq. ft  
(59.10 sq. m)



First Floor  
Approximate Floor Area  
636 sq. ft  
(59.10 sq. m)







LEARN MORE  
ABOUT A LIFESTYLE  
AT LITTLEPORT

Set amidst a patchwork of rich Fenland fields, shouldering a bend on the banks of the meandering River Great Ouse is the historic village of Littleport.

Founded by the legendary King Canute this discrete Cambridgeshire village has been associated with many a famous resident; William Harley father to William Sylvester Harley, founding partner of the Harley-Davidson Motorcycle Company. Roger Law the caricaturist and joint creator of satirical puppet show Spitting Image and in times of need the occasional setting for the universities of Cambridge and Oxfordshire to compete in The Boat Race.

From outdoor activities such as the football club, dog park and play parks, to the local community groups such as a toddler and baby class and coffee mornings, Littleport's community spirit is evident in its amenities and social spaces.

The village hosts several traditional pubs and restaurants where residents gather for hearty conversations, whilst local shops provide essential goods and the leisure centre offers somewhere for people of all ages to stay active.

The nearby riverside city of Ely, which is only 15 minutes away by car or 10 minutes



by train, is home to a magnificent cathedral which dominates the skyline for miles around, and is one of England's largest and most beautiful cathedrals. Enjoy sampling the delights of the many cafés and restaurants, visit the art galleries around the waterfront, or simply take time out to relax and watch the river boats pass by. There's a plethora of independent shops as well as some high street staples and various weekly markets.

Littleport, situated strategically within Cambridgeshire, not only enjoys convenient access to the nearby city of Ely but also serves as a gateway to the prestigious university city of Cambridge. The town's location is further enhanced by excellent travel links to King's Lynn in Norfolk. Accessibility is facilitated through the A10 road or the Fenn Line, with the well-connected Littleport train station providing seamless connections to various destinations, including Cambridge which is just a short 30-minute journey away. Furthermore, this line also offers convenient travel options to London, making ideal for those seeking a commuter-friendly location.

The town itself is characterised by its bustling port atmosphere, offering a blend of historical charm and modern conveniences. Residents and visitors can enjoy leisurely strolls along the riverbanks, explore significant historical landmarks, and engage with a vibrant local community. Littleport's appeal lies in its idyllic setting, making it a charming destination for individuals seeking a combination of natural beauty, cultural richness, and convenient connectivity.



THE DEVELOPER

Nurse Builders has a highly regarded reputation as a family business which has etched its legacy over several decades.

Throughout this time, they have consistently demonstrated a commitment to excellence by meticulously crafting new homes that marry thoughtful design with careful construction.

Each residence, born from their seasoned expertise, is a testament to their dedication to maintaining an exceptionally high standard of quality across every facet.



  
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