

£350,000

Alpha Close, Benwick, Cambridgeshire PE15 0FF



To arrange a viewing call us now on 01354 694900

Welcome to this IMPRESSIVE four-bedroom DETACHED family home, thoughtfully designed to provide the space and versatility. As you enter, you'll be greeted by a spacious lounge/diner that exudes a light and airy ambiance, seamlessly flowing into a dedicated office area — perfect for those who work from home. The MODERN KITCHEN, recently re-fitted by the current owners, boasts a delightful breakfast room that offers STUNNING VIEWS over the garden.

Upstairs, you'll find four generously sized double bedrooms, including two with en-suite shower rooms, as well as a family bathroom.

The west-facing garden serves as a tranquil retreat during the warmer months plus there is a single garage and off-road parking.

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GROUND FLOOR

WC

2.21m (7'3") x 0.95m (3'1")
Fitted with a low level WC and hand wash basin.

LIVING ROOM

6.11m (20'1") x 5.39m (17'8")
Dual aspect windows to both front and side.

OFFICE

3.67m (12') x 2.95m (9'8")
Feature openings into breakfast room. Very versatile room that could also be used as a family area or dedicated dining room.

BREAKFAST ROOM

2.95m (9'8") x 2.58m (8'6")
Window to side, double doors out to garden.

KITCHEN

5.41m (17'9") x 4.04m (13'3")
Re-fitted with a modern range of wall and base units housing freestanding electric cooker with double oven, integrated dishwasher, oil fired boiler, space for fridge/freezer, window to rear.

UTILITY

2.42m (7'11") x 1.14m (3'9")
Fitted with wall and base units, plumbing for washing machine and door into garage.

FIRST FLOOR

GALLERIED LANDING

Window to front, access into loft space.

MASTER BEDROOM

6.13m (20'1") x 5.41m (17'9")
Windows to both front and side.

EN-SUITE

2.23m (7'4") x 2.06m (6'9")
Fitted with a single shower cubicle, low level WC and hand wash basin.

BEDROOM 2

3.37m (11'1") x 3.25m (10'8")
Window to side, fitted wardrobes.

EN-SUITE 2

2.65m (8'8") x 1.89m (6'2")
Fitted with a single shower cubicle, low level WC and hand wash basin. Window to rear.

BEDROOM 3

3.85m (12'8") x 2.96m (9'9")
Window to side.

BEDROOM 4

3.26m (10'8") x 3.11m (10'2")
Window to front. Used as a dressing room by our sellers.

BATHROOM

2.65m (8'8") x 2.09m (6'10")
Fitted with a single shower cubicle, panelled bath, low level WC and hand wash basin. Window to rear.

OUTSIDE

The front garden is open plan and block paved to provide off road parking.

SINGLE GARAGE

5.29m (17'4") x 2.54m (8'4")
Electric roller door, power and light.

To the rear, the garden is low maintenance and is laid to AstroTurf and gravel.

SERVICES

Mains electricity, water and drainage. The property has oil fired central heating. Please note there is no gas in Benwick.

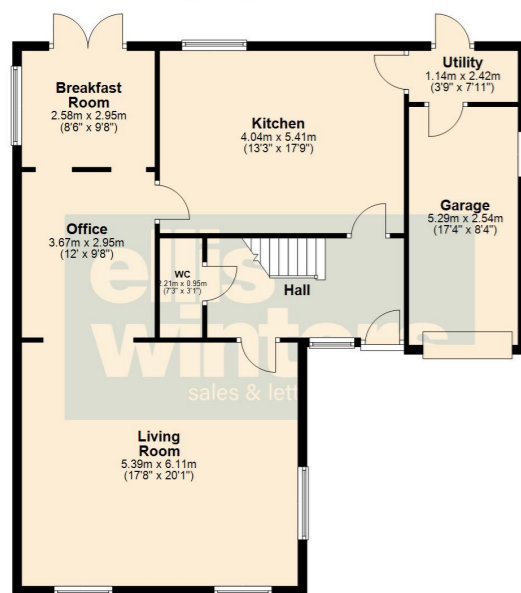
Freehold

Energy rating D
Fenland District Council tax band E

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.

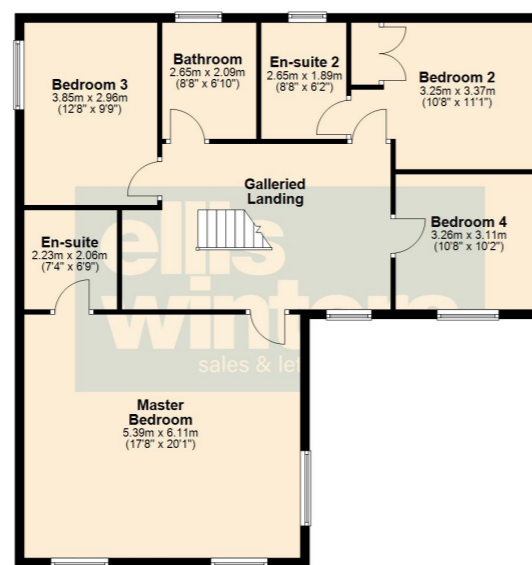
Ground Floor

Approx. 104.3 sq. metres (1123.1 sq. feet)



First Floor

Approx. 105.9 sq. metres (1140.2 sq. feet)



Total area: approx. 210.3 sq. metres (2263.3 sq. feet)

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