

£300,000

Offers Over

Benwick Road, Doddington, Cambridgeshire PE15 0TG



**To arrange a viewing call us now on 01354 694900**

Nestled away from the bustle, this deceptively spacious, extended three-bedroom detached family home offers a tranquil haven. Step inside to discover separate living and dining rooms, providing ample space for both relaxation and entertaining. The generously sized kitchen is perfect for culinary adventures. Upstairs, you'll find three comfortable bedrooms and a well-appointed family shower room.

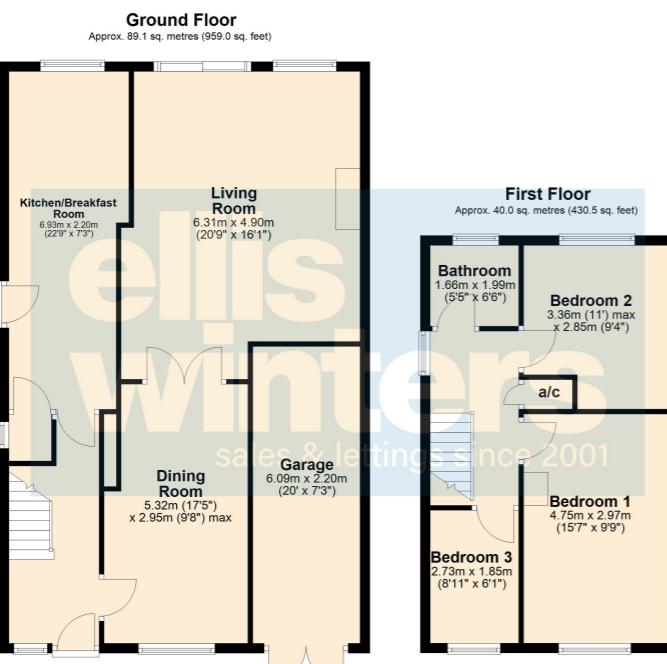
Outside, ample off-road parking and a single garage provide convenience. But the real magic lies in the rear garden – a beautiful oasis backing onto open fields, complete with a charming pond teeming with fish.

This property truly offers the best of both worlds: a spacious family home with a stunning, private outdoor retreat.

Ellis Winters & Co 20 Market Hill, Chatteris, Cambridgeshire, PE16 6BA  
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#### GROUND FLOOR

##### Kitchen/Breakfast Room

6.93m (22'9") x 2.20m (7'3")

Fitted with a contrasting range of soft close wall and base units with feature under lights, space for freestanding cooker, washing machine, tumble drier and fridge/freezer, understairs storage cupboard, wall mounted gas combi boiler, window to rear.

##### Dining Room

5.32m (17'5") x 2.95m (9'8") max.

Window to front, double doors into:

##### Living Room

6.31m (20'9") x 4.90m (16'1")

Feature stone open fireplace, window to rear, patio doors into garden.

#### FIRST FLOOR

##### Bedroom 1

4.75m (15'7") x 2.97m (9'9")

Window to front.

##### Bedroom 2

3.36m (11') max. x 2.85m (9'4")

Window to rear.

##### Bedroom 3

2.73m (8'11") x 1.85m (6'1")

Window to front.

##### Bathroom

1.99m (6'6") x 1.66m (5'5")

Fitted with a single shower cubicle, low level wc and hand wash basin. Window to rear.

#### OUTSIDE

The front garden is enclosed by hedging and a gate and is laid to gravel providing ample off road parking. The garage has double doors, power and light.

To the rear, the south facing garden is beautifully manicured with shaped lawn, pond complete with fish. There are stunning field views beyond the garden.

#### SERVICES

Mains gas, electricity, water and drainage.

The property has gas fired central heating.

#### Freehold

Fenland District Council tax band C

Energy rating D

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.