



1 Cherry Drive, Ely
Ely

£975,000

RICHARD
BOOTH
ESTATE AGENTS



1 Cherry Drive

Ely, Ely

This impressive six bedroom detached house offers almost 3,000 square feet of immaculately presented living space, making it a superb family home in a sought-after location. The property features five generous double bedrooms, two of which benefit from en-suite facilities, as well as a versatile sixth bedroom that could serve as a study. A modern family bathroom and a separate shower room add further practicality to the layout. The spacious lounge and formal dining room provide excellent areas for entertaining, while the stunning kitchen/dining/family room is the heart of the home, featuring high-quality fittings and ample space for relaxed gatherings. A separate utility room offers additional convenience. As a former showhome, the property is finished to an exceptional standard throughout, with contemporary decor and attention to detail evident in every room. The house is ideally located close to both primary and secondary schools, and is convenient for access to the city centre, making it perfect for families seeking space and accessibility.



1 Cherry Drive

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The property is set within a generous plot of approximately 0.2 of an acre (subject to survey), offering well-designed outside space that has been thoughtfully enhanced by the current owners. The rear garden features an extended and re-laid patio, perfect for al fresco dining and entertaining, which leads onto a well-maintained lawn bordered by mature planting. Wide pedestrian access connects the rear garden to the front of the house and the driveway. To the front, a spacious driveway provides ample parking for several vehicles, with additional parking to the side. The double garage, measuring 8.7m by 6.1m, is equipped with two electric heaters and includes a practical kitchenette with storage units, a sink, and an electric heater, as well as a separate WC with a low level WC and wash basin. The garage benefits from an alarm system and offers excellent potential for conversion (subject to all necessary consents), making it ideal for those seeking additional accommodation or workspace. This outstanding property combines substantial living accommodation with excellent outdoor amenities in a prime residential setting.

Council Tax Band: F

Tenure: Freehold

EPC: B



1 Cherry Drive

Ely, Ely

- Substantial Detached Property Of Almost 3,000 Sq Ft
- 5 Double Bedrooms (2 En-suites)
- Bedroom 6/Study
- Bathroom And Shower Room
- Spacious Lounge And Dining Room
- Superb Kitchen/Dining/Family Room & Utility
- Plot Of Approx 0.2 Of An Acre (STS)
- Double Garage With Kitchenette & WC
- Former Showhome Close To Primary And Secondary Schools
- Immaculately Presented Throughout



Entrance Hall

With door to front, oak flooring, stairs to first floor with two understairs cupboards, radiator.

Cloakroom

With low level WC, wash basin, radiator.

Lounge

With bay window to front, further window to side and French doors to rear garden, gas flame effect fire with timber surround and stone hearth, two radiators.

Dining Room

With bay window to front and further window to side, oak flooring, radiator.

Kitchen/Dining/Family Room

With double glazed windows to rear and side and French doors to garden, fitted with a superb range of wall and base level storage units and drawers together with stone worktops and undermounted sink, Rangemaster range oven with extractor canopy, integrated dishwasher, fridge and freezer, cupboard housing the gas boiler, large island with stone top and drawers, cupboards and wine racks beneath, radiator.

Utility

With door to side, fitted with a range of matching wall and base units together with a taller unit and matching worktops, sink unit and drainer, integrated washing machine, radiator.

First Floor Landing

With stairs to second floor, two cupboards, radiator.

Bedroom 1

With bay window to front and further window to side, radiator. Dressing area with wardrobes and leading to en-suite.

En-suite

With double size shower, bath, low level WC, wash basin, window to rear, radiator.



Bedroom 2

With two windows to side, built in double wardrobe, access to loft, radiator.

En-suite

With double size shower, wash basin, low level WC, window to side, radiator.

Bedroom 3

With bay window to front and further window to side, radiator.

Bedroom 6/Study

With window to front, radiator.

Bathroom

With suite comprising low level WC, wash basin, double size shower, bath, window to side, radiator.

Second Floor Landing

With built in cupboard, radiator.

Bedroom 4

With window to front, access to loft, radiator.

Bedroom 5

With windows to front and rear, eaves cupboards, radiator.

Shower Room

With window to front, shower cubicle, low level WC, wash basin, radiator.



Outside

The property sits in an excellent plot of approximately 0.2 of an acre (STS). The rear garden has been enhanced by the current owners to include an extended and re-laid patio leading onto a lawn with planted borders. Wide pedestrian access leads to the front and the driveway.

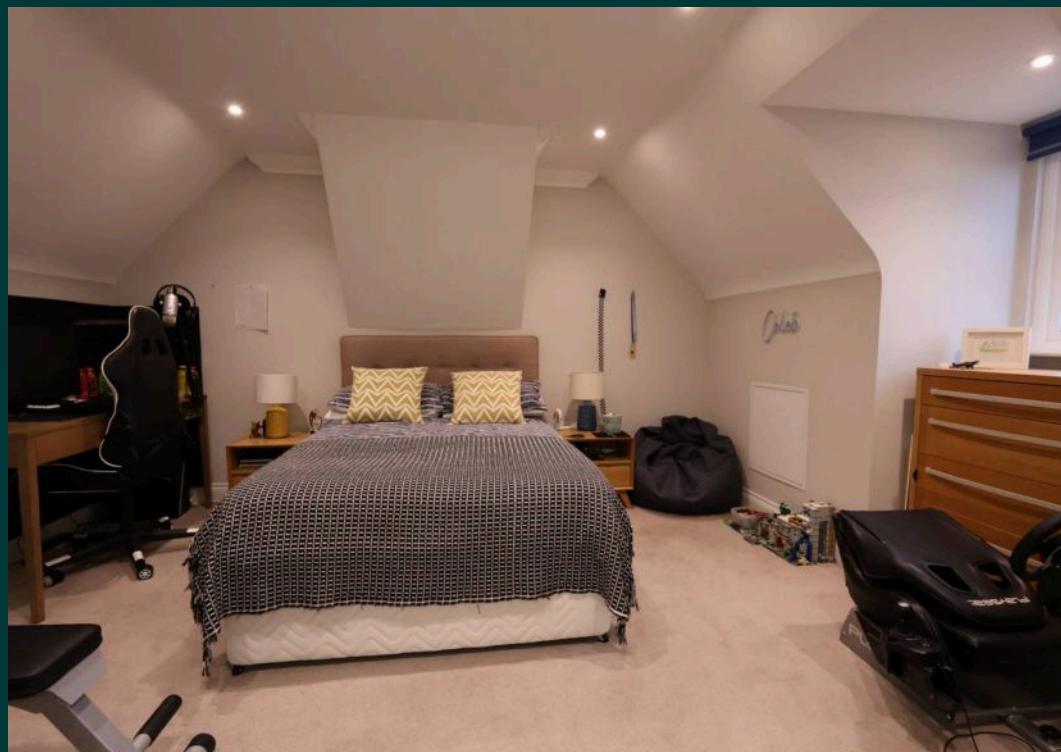
To the front of the property there is a lawned garden together with a spacious driveway providing ample parking. The driveway leads to a double garage measuring 8.7m x 6.1m and has electric heaters and a kitchenette with storage cupboards, sink and a heater. There is also a cloakroom with low level WC and wash basin.

The garage offers excellent scope for conversion to additional living accommodation or work space (subject to obtaining any necessary consents).

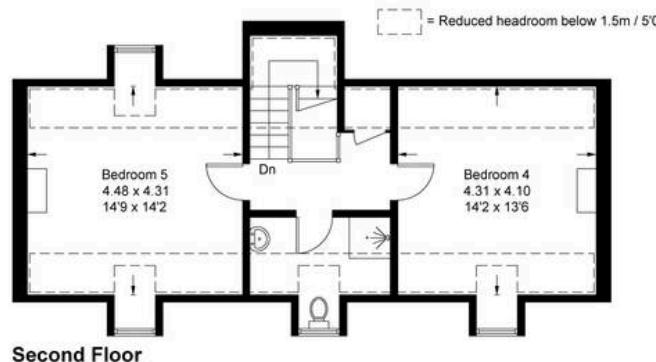








Approximate Gross Internal Area
 Ground Floor = 107.7 sq m / 1159 sq ft
 First Floor = 106.8 sq m / 1149 sq ft
 Second Floor = 54.8 sq m / 590 sq ft
 Total = 269.3 sq m / 2898 sq ft



Whilst every attempt has been made to ensure the accuracy of the floor plans contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or mis-statement. These plans are for representation purposes only as defined by RICS Code Measuring Practice and should be used such by any prospective purchaser. The services, systems and appliances listed in this specification have not been tested by IT Home Inspectors and no guarantee as to their operating ability or their efficiency can be given. (ID1272278)



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