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## 2 Derek House

Huntingdon, Cambridgeshire, PE28 5RJ

**£675 Per Month**



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Little Gidding is a small village and civil parish in Cambridgeshire. It lies approximately 9 miles north-west of Huntingdon, near Sawtry, within Huntingdonshire. The village itself has a population of around 15 residents with 10 homes.

The property offers spacious accommodation over one floor. It is a two-bedroom semi-detached bungalow and offers modern living throughout as it has just been refurbished. (it has Calor gas heating throughout).

## Entrance Hall

Enter into the property into a nice sized entrance hallway with space for shoes and coats, with doors leading to the shower room and lounge.

## Lounge

17'4" x 16'4" (5.29 x 4.99)

A lovely living room with triple aspect and part glazed door to the rear of the property looking over neighbouring fields. Benefiting from ample space for a dining area and living room this spacious room has neutral carpet and has been newly painted.

## Kitchen

9'3" x 7'0" (2.84 x 2.15)

A brand new Howdens kitchen has been installed offering ample wall mounted and base storage units. The kitchen is a slate grey with marble effect worktops and up stands. A single oven with electric hob are installed and there is space for a washing machine and fridge.

## Shower Room

9'3" x 7'0" (2.84 x 2.15)

Benefiting from a brand new shower room with a corner shower cubicle, w.c and basin. There is a heated towel rail.

## Bedroom 1

12'1" x 11'5" (3.70 x 3.48)

Located at the back of the property and a generous size double room has a view over looking shared gardens.

## Bedroom 2

11'5" x 11'4" (3.48 x 3.46)

A further double bedroom with neutral carpets and magnolia walls with painted white woodwork.

Little Gidding has a wonderful community and is well-loved by all the residents and the trustees now have a property that is vacant that they would like it to be occupied again.

There is a use of the communal gardens and parking is available. Sorry, no pets.

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History of Little Gidding. It is The Friends, first founded over 70 years ago, exist to help maintain the beauty and spirituality of Little Gidding Church and its surroundings, and to remember the life and example of Nicholas Ferrar and his family. The

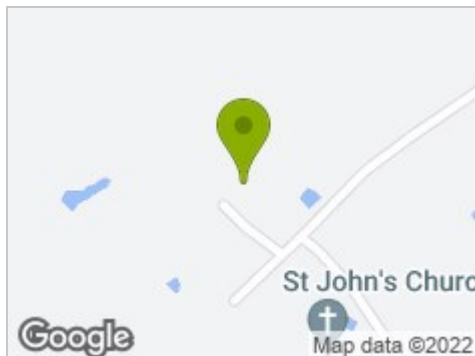
Tel: 01832 272225

Friends also celebrate the connection between Little Gidding and the poet T S Eliot.

You can read about the work of the Friends, and a little about Nicholas Ferrar, who lived at Little Gidding in the 17th century and is the reason for Little Gidding's fame, and T S Eliot who visited in the 1930s and was inspired to write his famous poem 'Little Gidding', the climax of his Four Quartets, and perhaps the highpoint of his poetry.



## Road Map



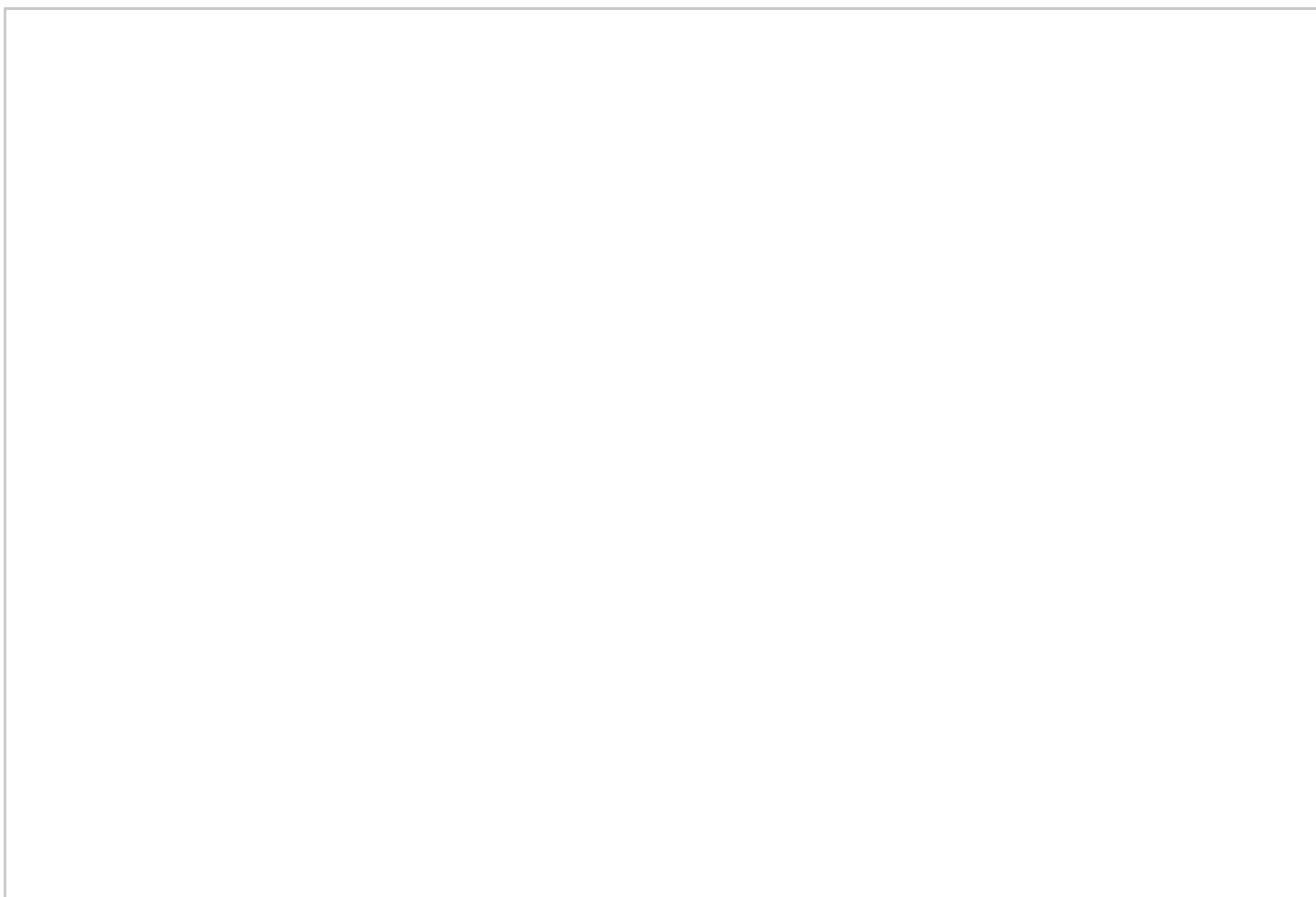
## Hybrid Map



## Terrain Map



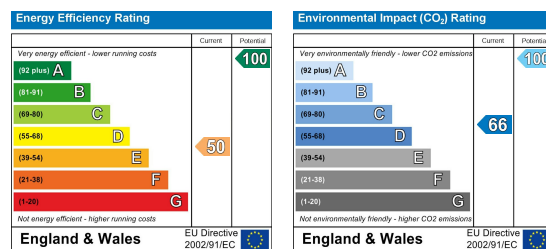
## Floor Plan



## Viewing

Please contact our Aspire Sales, Lettings Office on 01832 272225 if you wish to arrange a viewing appointment for this property or require further information.

## Energy Efficiency Graph



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