



Cottier Drive, Littleport, CB6 1FG

**CHEFFINS**



## Cottier Drive

Littleport,  
CB6 1FG

- Available: 18/09/2025
- Enclosed rear garden
- Garage & parking
- EPC: C

A well presented modern detached house situated in a no-through road position. Includes kitchen/dining room, living room, reception, cloakroom, four bedrooms (en-suite to master) and family bathroom, together with enclosed rear garden, driveway and garage. Available: 18/09/2025. Deposit: £2,076. Holding fee: £415. Minimum 6 month term. Council tax band: D. EPC: C

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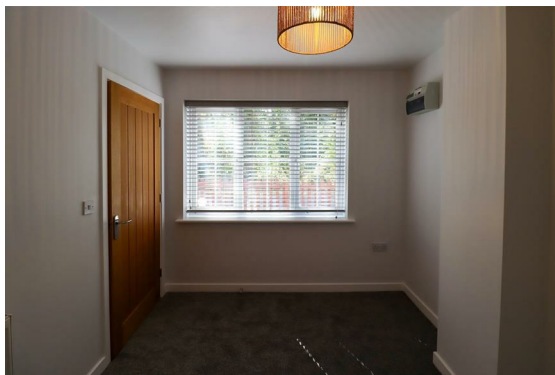
£1,800 PCM





## LOCATION

Littleport has a good range of shopping, schooling, health and day to day amenities and facilities with a further more comprehensive range of facilities available at Ely (approximately 6 miles to the South) including the recently opened Ely Leisure Village incorporating sports centre, swimming pool, multi-screen cinema and restaurants. Littleport offers a mainline rail station to London via Cambridge (20 miles) which is supported by a major road network providing access to surrounding provincial centres.



## ENTRANCE HALL

## KITCHEN/DINING ROOM

with double oven, hob, extractor, new fridge/freezer, new dishwasher and French doors to the rear garden.

## UTILITY ROOM

with new washing machine, new tumble dryer, boiler and door to the rear garden..

## LIVING ROOM

with feature fireplace and bay window.

## STUDY

## CLOAKROOM

with wc and washbasin.

## BEDROOM

with built in wardrobes.

## EN-SUITE

with wc, washbasin and shower.

## BEDROOM

## BEDROOM

with built in wardrobes.

## BEDROOM

## BATHROOM

## OUTSIDE

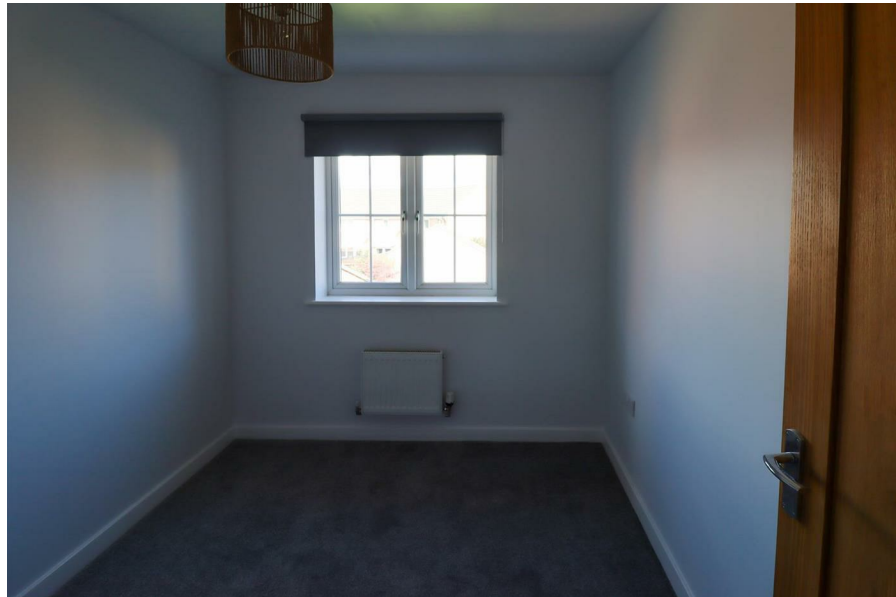
enclosed rear garden with patio area, gated access to the garage and parking.

## LETTING AGENTS NOTES


For more information on this property please refer to the Material Information brochure on our Website.









Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>	<b>76</b>	<b>86</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC
		

Agents note:

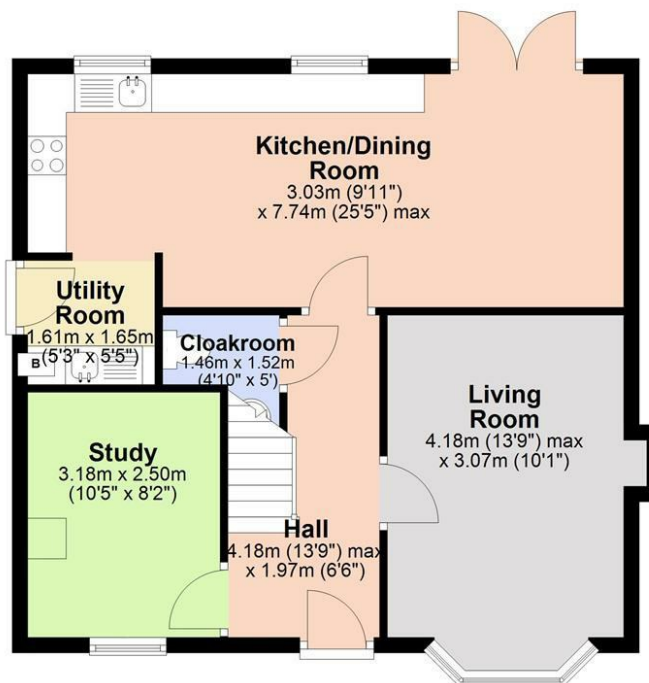
For more information on this property please refer to the Material Information Brochure on our website.

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IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

## Ground Floor

Approx. 56.8 sq. metres (611.8 sq. feet)



## First Floor

Approx. 56.9 sq. metres (612.6 sq. feet)



Total area: approx. 113.8 sq. metres (1224.4 sq. feet)



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