



Camel Road, Littleport, CB6 1PU

CHEFFINS

Camel Road

Littleport,
CB6 1PU

- Modern family home
- Close to local amenities
- EPC: C

Modern spacious detached house close to local amenities. Accommodation comprises entrance hall, kitchen/dining/family room, utility room, living room, ground floor shower room, four double bedrooms with en-suite to master, bathroom, enclosed rear garden and driveway parking. Available: 08/06/2026. Deposit: £2,307. Holding deposit: £461. Council tax band: D. EPC: C. The marketing photographs were taken prior to the start of the current tenancy.

 4  3  2

£2,000 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). 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

with under stair storage.

KITCHEN/DINING/FAMILY ROOM

with double oven, ceramic hob, extractor, integrated dishwasher and space for an American style fridge/freezer. Bi-fold doors to the rear garden and double doors to the living room.

UTILITY ROOM

with sink & draining board, plumbing for washing machine and cupboard housing the boiler.

LIVING ROOM

with double doors to the family room.

SHOWER ROOM

fully tiled.

LANDING

with storage cupboard.

BEDROOM

with Juliet balcony.

EN-SUITE

fully tiled.

BEDROOM

BEDROOM

with Juliet balcony.

BEDROOM

BATHROOM

fully tiled.

OUTSIDE

enclosed rear garden and driveway 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) A		84
(81-91) B		
(69-80) C	73	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



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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.

