



Little London, Ely, CB7 5SE

CHEFFINS

Little London

Isleham, Ely,
CB7 5SE

A one bedroom property located in a quiet location in Isleham offering open plan living / kitchen area with appliances, bedroom on first floor with en suite shower room. Parking available for two cars outside the property. Council Tax Band B. EPC: C.

LOCATION

ISLEHAM is an historic village situated about 7 miles from the racing town of Newmarket, 8 miles south of Ely and approximately 17 miles from Bury St Edmunds and Cambridge. The A14 is easily accessible providing links to major road networks. Mainline rail services are situated at both Ely and Newmarket. The village offers several facilities including a primary school and a pre-school playgroup, a local Co-op supermarket and a Post Office. There are 3 public houses together with 3 churches and a community centre.



£895 PCM





Open Plan Sitting Room / Kitchen

front doors leading into the living room, understairs cupboard housing gas fired boiler.

in the kitchen there are a range of base and wall units, sink with mixer tap, freestanding electric oven, integrated dishwasher, washing machine and freestanding fridge/freezer. There is a breakfast bar area near the stairs to the first floor.

Bedroom

double bedroom with window to front and side aspect, velux windows on ceiling with blinds, dressing area to the side of the bedroom.

Shower Room

with shower cubicle with thermostatic shower and rainfall head over, WC, hand basin and velux window on ceiling.

Letting Agents Notes

Deposit - £1032.00

Holding Deposit - £206.00

EPC - C

Council Tax - B

Square Footage - 548.959

Property Type - Semi detached

Property Construction - Brick with tiled roof

Parking - For two cars

Rights of Way, Easements, Covenants - Located on a working farm. Shared driveway with neighbouring properties.

Electric Supply - Mains

Gas Supply - Mains

Water Supply - Mains

Sewerage - Mains

Heating source - Gas central heating

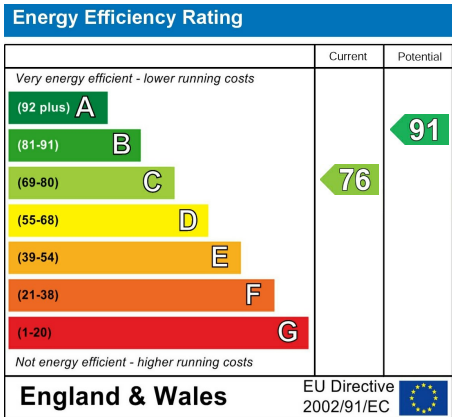
Broadband Connected - Yes

Broadband Type - Standard, Superfast and Ultrafast available

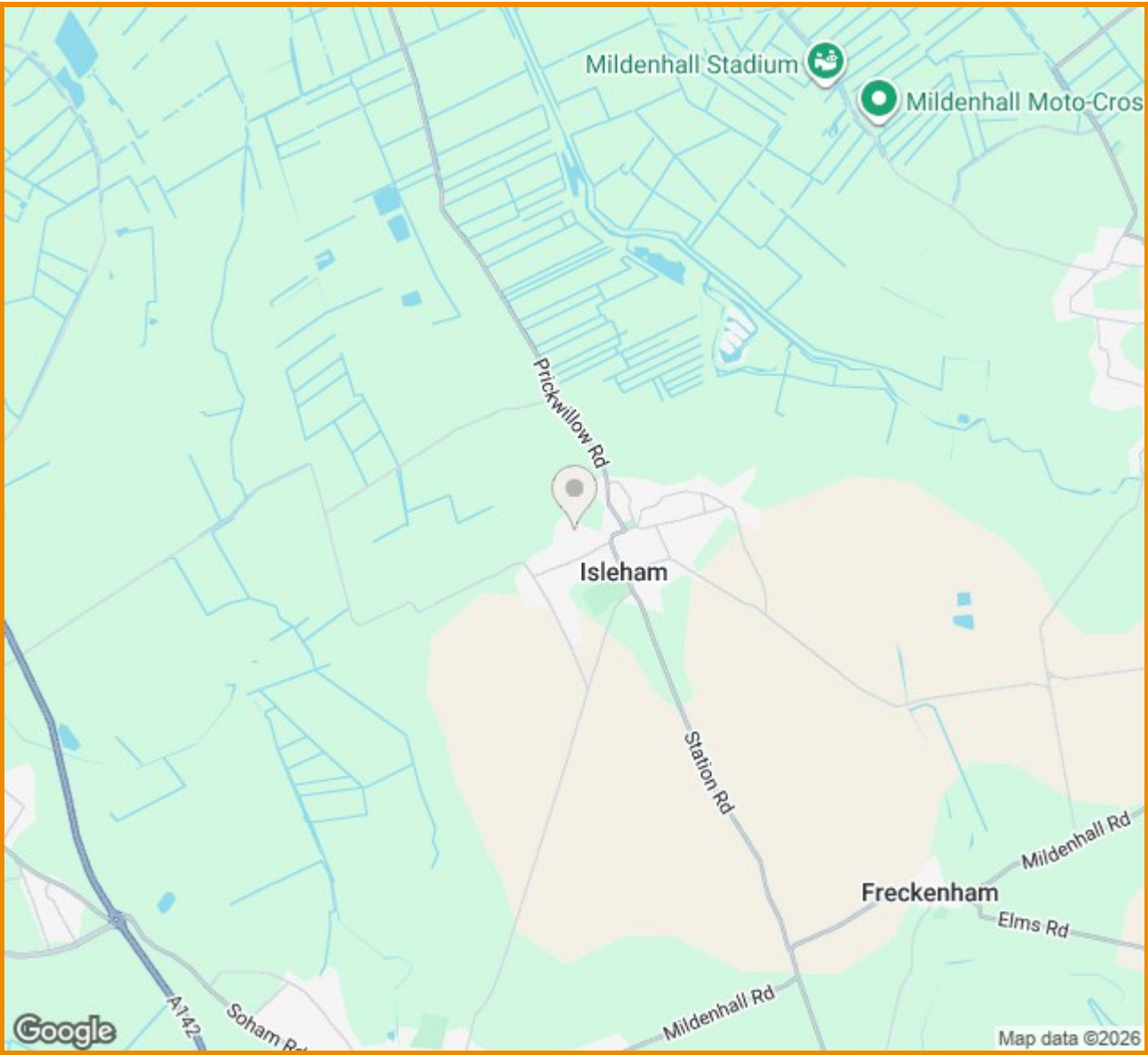
Mobile Signal/Coverage - Limited on all networks

Flood risk - No

Coal field / Mining area - No



£895 PCM
 Council Tax Band – B
 Local Authority – East Cambs



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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.

