



Morton Close, Ely, CB7 4FE

**CHEFFINS**



# Morton Close

Ely,  
CB7 4FE

2 1 1

**Guide Price £250,000**

- Modern Terraced Home
- Lounge / Diner & Conservatory
- 2 Bedrooms
- Garden to Rear
- 1 Parking Space & Single Garage
- Popular Residential Development
- No Upward Chain
- Freehold / Council Tax Band

Cheffins are delighted to offer to the market this well presented, modern terraced home located on the outskirts of the popular city of Ely!

This lovely home offers an entrance hall, kitchen to the front, lounge / diner to the rear overlooking the garden, there is a conservatory providing access to the garden as well as two bedrooms and a bathroom.

Outside, there is a mainly laid to lawn garden with 2 patio areas and gated access at the rear. To the front is an off road parking space and a single garage en bloc to the left hand side of the property.

This fabulous home further benefits from NO FORWARD CHAIN and is available to view by appointment.





## LOCATION

ELY is an historic Cathedral City which provides an excellent range of shopping facilities, schools catering for all ages and various sporting and social activities including the recently opened Ely Leisure Village incorporating sports centre, swimming pool, multi-screen cinema and restaurants. The main A10 road at Ely provides access to Cambridge which in turn links with the A14 and M11 motorway to London. Ely also has a mainline station which provides an electrified rail service to Cambridge and London.



**ENTRANCE HALL**

With door to front aspect, radiator.

**KITCHEN**

Fitted with base and eye level storage units with work surfaces area, with window to front aspect, space for integral single oven, 4-ring electric hob, extractor hood over, plumbing for washing machine, stainless steel sink with mixer tap, space for fridge freezer,

**LOUNGE / DINER**

With door to rear into the conservatory, radiator, stairs up to the first floor.

**CONSERVATORY**

With door to rear providing access to the garden.

**FIRST FLOOR LANDING****BEDROOM 1**

With window to rear, built-in wardrobe, radiator.

**BEDROOM 2**

With window to front aspect, access to loft, radiator.

**BATHROOM**

With window to front aspect, low level W.C, wash hand basin, panelled bath with shower over.

**OUTSIDE**

The rear garden is mainly laid to lawn with paved patio leading out from the conservatory, together with a further patio area to the rear of the garden and gated access to rear.

There is a small garden to front, together with off road parking for 1 car and single garage en bloc with up and over door.

**AGENTS NOTE**

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

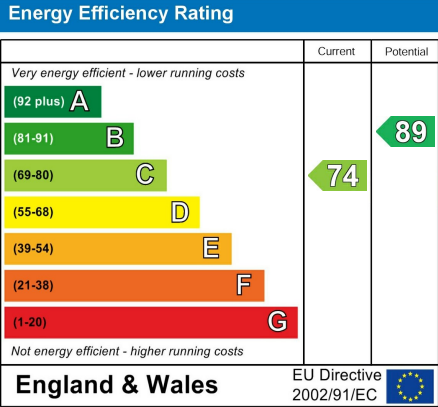
**VIEWING ARRANGEMENTS**

Strictly by appointment with the Agents.









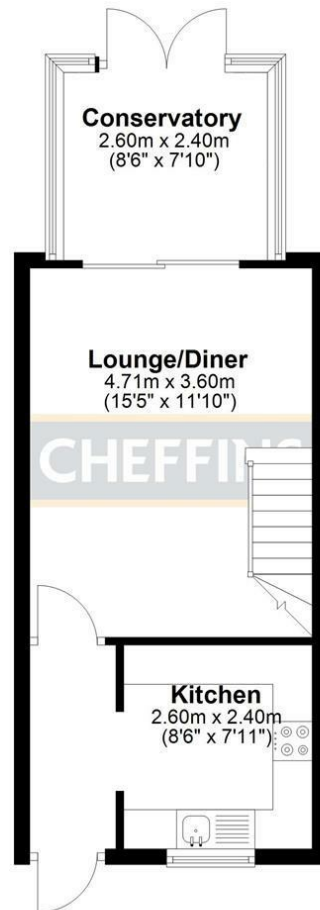
Guide Price £250,000  
Tenure – Freehold  
Council Tax Band – B  
Local Authority – East Cambs District Council





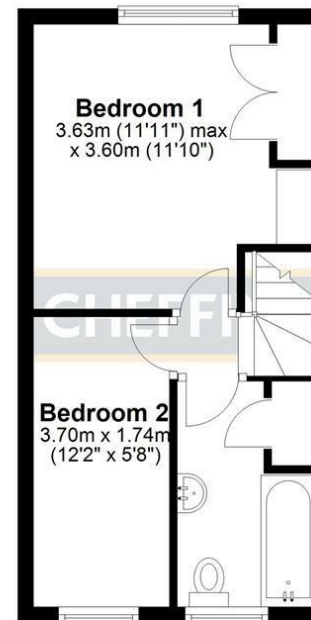
## Ground Floor

Approx. 33.2 sq. metres (357.4 sq. feet)



## First Floor

Approx. 26.8 sq. metres (288.4 sq. feet)



Total area: approx. 60.0 sq. metres (645.8 sq. feet)

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