Darwin Close, Ely, CB6 3WY

CHEFFINS

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Ely,
CB6 3WY

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Guide Price £650,000

- Detached Family Home
- 5 Bedrooms
- 2 Ensuites & Family Bathroom
- Kitchen / Dining Room
- Separate Family Room / Study
- Utility
- Double Garage & Driveway
- Freehold / Council Tax Band F / EPC Rating C

Cheffins are pleased to market this well presented and situated family home located in this desirable development within Ely.

The property benefits with an entrance hallway, cloakroom, lounge, kitchen/dining room, family room/study, together with 5 bedrooms to the first floor with bedroom 1 & 2 benefitting with their own ensuites along with a family bathroom. Outside, the property offers a mainly laid to lawn front garden with path to front door and driveway to the side providing ample parking leading to a double garage, whilst the rear offers a mainly laid to lawn garden with patio area and additional garden space to the side of the double garage.

To fully appreciate all what's on offer, an early viewing is highly recommended.

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, stairs rising to first floor, radiator.

CLOAKROOM
Fitted with a two-piece suite comprising low level WC, wash hand basin, radiator.

LOUNGE
With window to front, radiator, frosted glass window to the kitchen/dining room

UTILITY ROOM
Fitted with a range of base and wall units with work surfaces over, stainless steel sink with mixer tap over, space for washing machine and tumble dryer, radiator, door to side providing access to the driveway.

FAMILY ROOM / STUDY
With window to front, radiator, wall mounted fuse box.

KITCHEN / DINING ROOM
Fitted with a range of base and wall units, cupboards and drawers with wooden work surfaces over, butler sink with stainless steel mixer tap over, five-ringed Rangemaster oven with extractor fan over, space for dishwasher, space for fridge/freezer, two French doors to rear providing access to the garden, two radiators, window to rear.

FIRST FLOOR LANDING
With loft hatch, storage cupboard

BEDROOM 1
With two built-in wardrobes, window to front, radiator, additional wardrobe space. Door leading to...

ENSUITE
Fitted with a three-piece suite comprising low level WC, wash hand basin, shower cubicle, radiator, window to side.

BEDROOM 2
With window to front, radiator, built-in wardrobe. Door to...

ENSUITE
Fitted with a three-piece suite comprising low level WC, wash hand basin, shower cubicle, radiator.

BEDROOM 3
With window to rear, two fitted wardrobes, radiator.

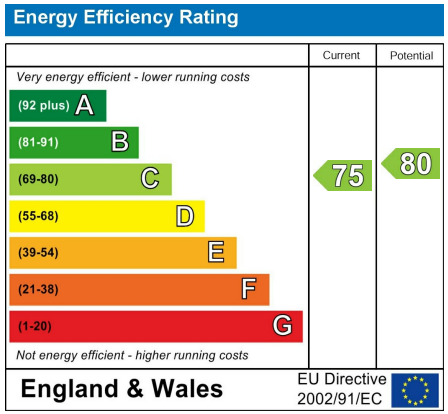
BEDROOM 4
With window to rear, radiator, two fitted wardrobes.

BEDROOM 5
With window to front, radiator.

BATHROOM
Fitted with a three-piece suite comprising low level WC, wash hand basin, side panelled bath, window to rear, radiator.

OUTSIDE
To the front is a mainly laid to lawn garden with hedging and foot path leading to front door with driveway to side providing ample parking leading to double garage and side gated access. The rear is mainly laid to lawn with patio area and additional garden area to the side of the double garage.

VIEWING ARRANGEMENTS
Strictly by appointment with the Agents.



Guide Price £650,000
Tenure - Freehold
Council Tax Band - F
Local Authority -

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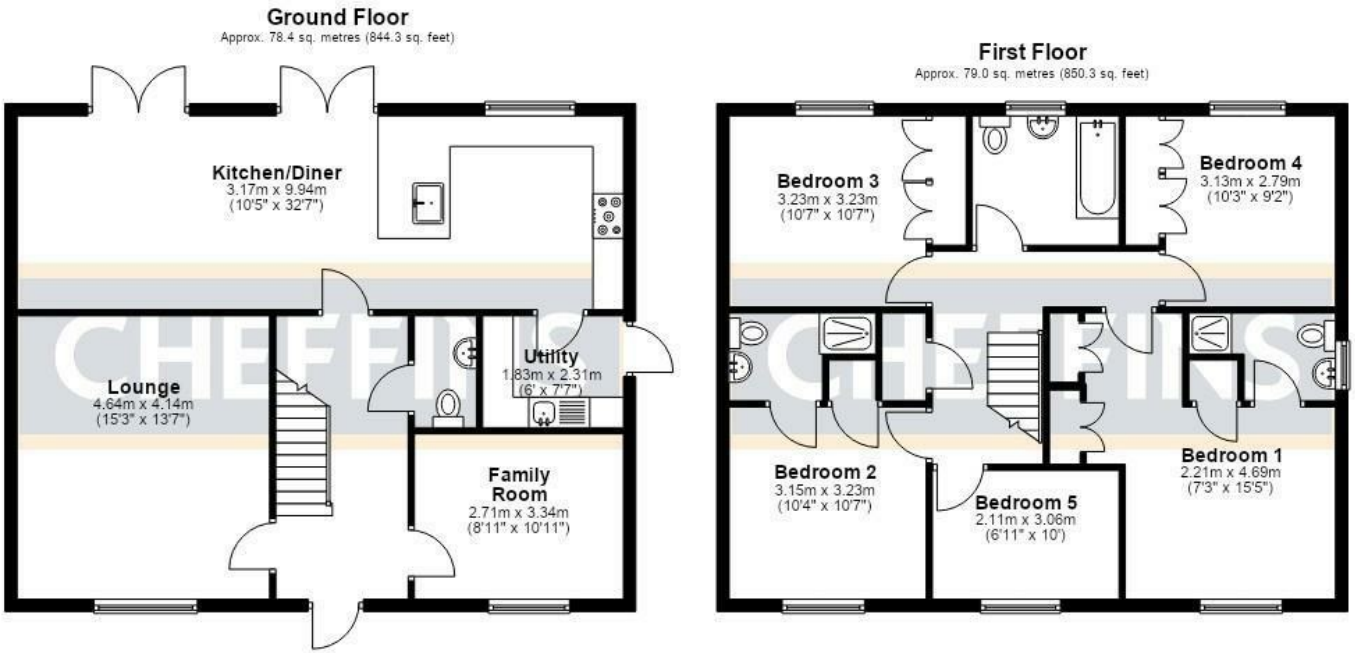

Total area: approx. 157.4 sq. metres (1694.6 sq. feet)

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

Agents Note: Stamp Duty Land Tax is an additional cost that you must consider. Rates vary according to the type of transaction and your circumstances. Therefore please familiarise yourself with the rates applicable using this link: https://www.gov.uk/stamp-duty-land-tax/residential-property-rates.

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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.

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