St. Martins Walk, Ely, CB7 4QF

CHEFFINS

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Ely,
CB7 4QF

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Guide Price £230,000

- No Onward Chain
- Close to City Centre
- Off-Road Parking
- Refitted Kitchen
- Good Condition Throughout
- Freehold / Council Tax Band A / EPC Rating D

** NO ONWARDS CHAIN **

Cheffins offer to the market this well presented 1 bedroom terrace house located close to the City Centre of Ely.

The properties accommodation comprises of an entrance hall, refitted kitchen, lounge diner, good sized double bedroom and bathroom. Outside the property there is a small front garden, low maintenance rear garden with gated access and an allocated parking space.

The property is available to view by appointment only.

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 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, built-in storage cupboard, understairs cupboard.

KITCHEN

Refitted with a range of base and wall units, cupboards and drawers with work surfaces over, integral single oven, four-ringed electric hob with stainless steel extractor hood over, plumbing for washing machine, stainless steel sink with mixer tap over, space for fridge/freezer, window to front.

LIVING / DINING ROOM

With radiator, stairs rising to first floor, window to rear, French doors to rear providing access to the courtyard garden.

FIRST FLOOR LANDING

With window to front, airing cupboard housing the hot water tank.

BATHROOM

Fitted with a three-piece suite comprising low level WC, pedestal wash hand basin, panelled bath with shower over and shower screen, tiled splashbacks, electric wall heater, window to front.

BEDROOM

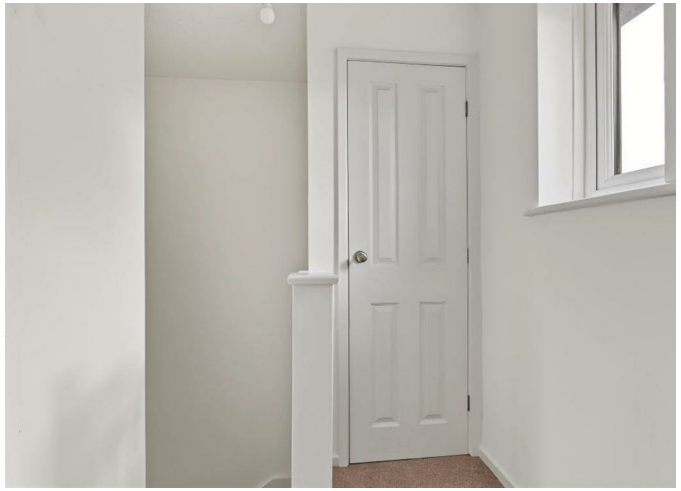
With two windows to rear, electric radiator.

OUTSIDE

The front has a small garden with path leading to front door and storage cupboard whilst the rear has a low maintenance, paved garden with raised flower beds and gated access. There is also an allocated parking space.

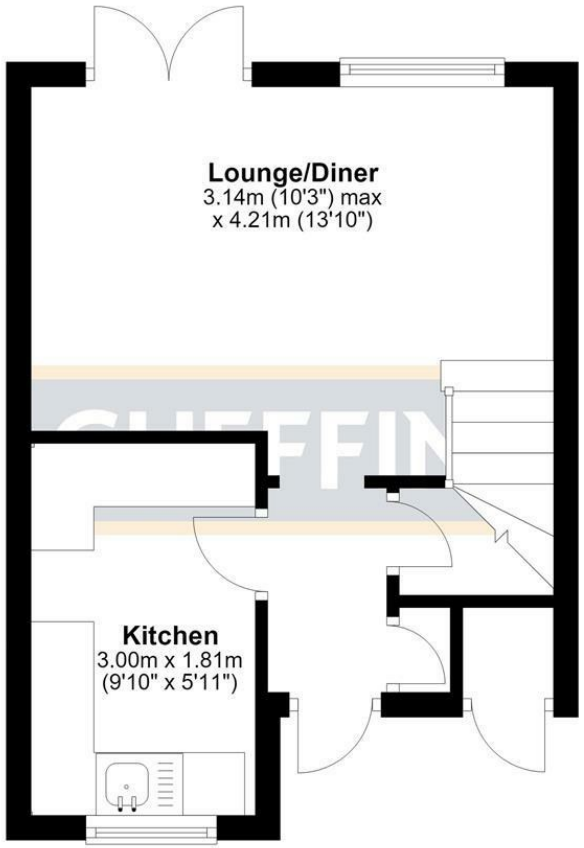
VIEWING ARRANGEMENTS

Strictly by appointment with the Agents.



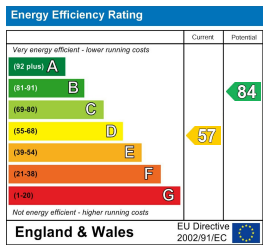
Ground Floor

Approx. 22.4 sq. metres (240.7 sq. feet)



First Floor

Approx. 19.0 sq. metres (204.0 sq. feet)



Guide Price £230,000

Tenure - Freehold

Council Tax Band - A

Local Authority - East Cambs District Council

Total area: approx. 41.3 sq. metres (444.8 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: Cheffins would like to inform prospective clients that these particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances or fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance and illustration purposes only and may not be to scale. Images may have been digitally edited for illustration purposes. If there are any important matters likely to affect your decision to buy or rent, please contact us before viewing the property.