



27 Woodside Way, St. Ives, PE27 3JQ







# Offers in excess of: £500,000 Freehold

Woodside Way, St. Ives, PE27 3JQ

- Detached Family Residence
- Four Bedrooms
- En-Suite Shower Room
- Three Reception Rooms
- Kitchen/Breakfast Room and Utility
- Enclosed Rear Garden
- Detached Double Garage and Parking
- No Forward Chain
- Freehold
- Energy Rating: C/72

A four-bedroom detached family residence situated in this sought-after area of St. Ives. The property offers spacious and flexible accommodation throughout and is offered to the market with no forward chain.

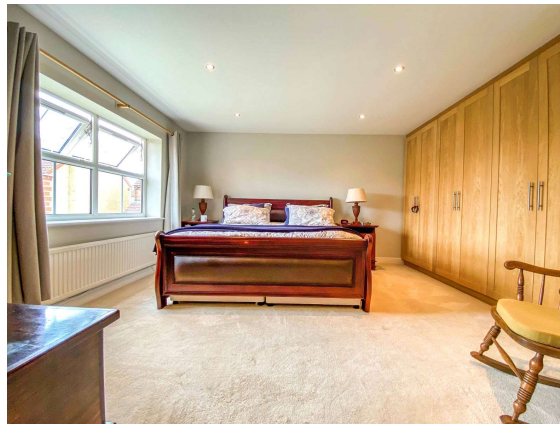
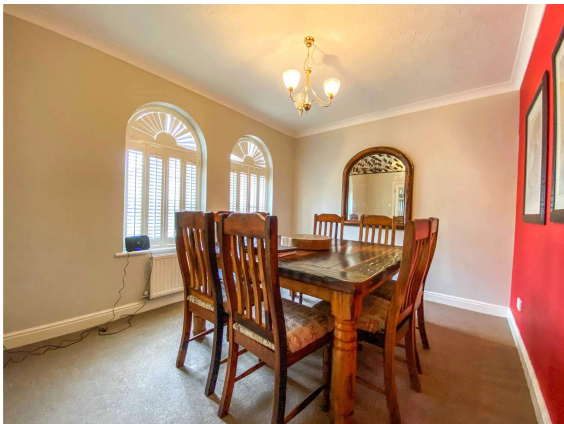
The property comprises - porch, entrance hall, cloakroom/WC, lounge, dining room, study, conservatory, kitchen/breakfast room with space for appliances and utility room.

Upstairs provides four bedrooms with en-suite, shower room to bedroom one, and refitted family bathroom.

Further benefits include enclosed rear garden, detached double garage and parking for several cars.

Huntingdonshire District Council  
Council Tax Banding E.

These details are subject to approval.





# Accommodation

Porch

Entrance Hall

Cloakroom

Lounge 16'2" x 12'5" (4.93m x 3.78m).

Dining Room 12'5" x 9' (3.78m x 2.74m).

Study 9'11" x 9'8" (3.02m x 2.95m).

Kitchen/Breakfast Room 15'11" x 11'10" (4.85m x 3.6m).

Utility Room 6'7" x 6'6" (2m x 1.98m).

Conservatory 19' x 16'3" (5.8m x 4.95m).

Landing

Bedroom 1 15'10" x 12'6" (4.83m x 3.8m).

En Suite Shower Room

Bedroom 2 12'11" x 12'2" (3.94m x 3.7m).

Bedroom 3 9'11" x 8'11" (3.02m x 2.72m).

Bedroom 4 12'6" x 8'10" (3.8m x 2.7m).

Bathroom

Detached Double Garage



To conform with government Money Laundering Regulation 2017, we are required to confirm the identity of all prospective buyers. We use the services of a third party, Lifetime Legal, who will contact you directly at an agreed time to do this. They will need the full name, date of birth and current address of all buyers. There is a nominal charge of £60 including VAT for this (for the transaction not per person), payable directly to Lifetime Legal. Please note, we are unable to issue a memorandum of sale until the checks are complete.



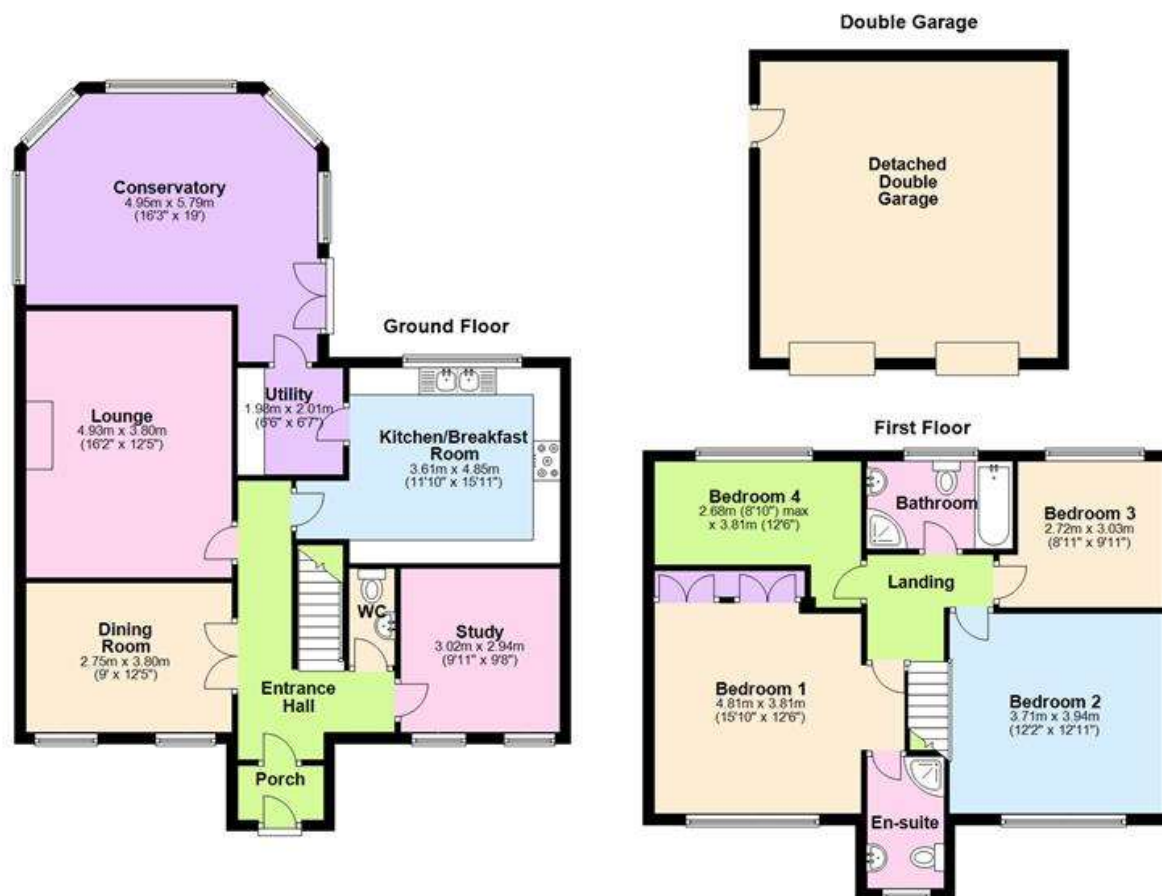
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