



32 Queensway, St. Neots, PE19 1EW

Asking Price: £375,000

Freehold

Queensway, St. Neots, PE19 1EW

- Unique Five Bedroom Property
 - Good Access to A1, M11 and A14
 - Train Station Close By
 - Spacious Dining Room
 - Extended Utility with Cloakroom
 - Full Loft Conversion
 - Situated Close to Local Amenities
 - Large Block Paved Driveway
 - Large Garden
 - Energy Rating - C/73
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This is a one-of-a-kind 5-bedroom semi-detached family home that you need to see in person to truly appreciate. It is situated in a highly desirable location conveniently close to St. Neots town centre, Priory Park, and the station. The house features a full loft conversion that has been completed to a high standard and it sits on a generously sized plot. Additionally, there is ample on and off-road parking available for both family members and visitors.

Council Tax Band - B
Huntingdon District Council

DRAFT DETAILS



Accommodation

Entrance Hallway

Living Room 10'6" x 11'9" (3.2m x 3.58m).

Dining Room 14' x 11'1" (4.27m x 3.38m).

Utility Room 8'7" x 13'3" (2.62m x 4.04m).

Cloakroom

First Floor Landing

Bedroom One 12'2" x 11'11" (3.7m x 3.63m).

Bedroom Two 8'10" x 9'8" (2.7m x 2.95m).

Bedroom Three 8'10" x 8'2" (2.7m x 2.5m).

Bedroom Four 8'11" x 11'3" (2.72m x 3.43m).

Bedroom Five 8'3" x 11'3" (2.51m x 3.43m).

Outside

Enclosed Rear Garden

Driveway



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.



Thomas Morris
 4-6 Market Square, St. Neots, Cambridgeshire,
 PE19 2AW
 T: 01480 403020
 enquiriessn@thomasmorris.co.uk

Visit all our properties at
thomasmorris.co.uk

We may refer you to recommended providers of ancillary services such as Conveyancing, Financial Services, Insurance and Surveying. We may receive a commission payment fee or other benefit (known as a referral fee) for recommending their services. You are not under any obligation to use the services of the recommended provider. The ancillary service provider may be an associated company of Thomas Morris.

Disclaimer

Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.

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