



Swan & Salmon
1 Low Road | Little Stukeley | Huntingdon | Cambridgeshire | PE28 4BA

FINE & COUNTRY

SWAN & SALMON



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KEY FEATURES

Period home in excellent condition with superb transport links to London, Cambridge and beyond.

Upon entering, the property exudes a well-presented interior with excellent light levels and ceiling heights. Period features such as exposed beams, servant bells, and a bespoke pargeted frieze provide character. The generous entrance hall opens onto two reception rooms, while a wide oak staircase leads to the first floor. The sitting room features a large brick fireplace with a timber bressummer, and the dining room also boasts a fireplace with an inset wood-burning stove. Opening into the south-facing rear garden, the kitchen breakfast room leads to a utility, large pantry, and bathroom with a freestanding bath. The five bedrooms are well-served by two en suites and a family bathroom.

Outside, a large gravel driveway provides ample parking and access to a double garage with a carport. A generous patio offers an ideal space for al fresco dining and overlooks the lawn. The garden is very private, adorned with a selection of mature trees.

This home has a rich history, dating back to the mid-16th century during the reign of King Henry VIII. The former coaching inn has potential connections to the historic highwayman Dick Tupin, presenting a unique opportunity to own a piece of Cambridgeshire's history.













SELLER INSIGHT

“ This eye-catching property has always been a prominent and important feature of the village. Located on the crossroads of the old Huntingdon to London road, it was the exciting history and spacious accommodation that appealed to me originally. The rooms are impressively proportioned with high ceilings and contain an abundance of quirky original features, including two huge inglenook fireplaces and wooden beams,” says the owner.

“There has been a lot written about the property which began life as a busy coaching inn, supposedly the haunt of the notorious highwayman, Dick Turpin. There are hideaways and secret passages in the house and an escape route situated under the stairs leading up to the hallway and eaves beyond, and whether it's true or not, I think it's a really lovely story. The inn was converted into a shop at some point in the 18th century, evidence of which is still visible in the property, after which it became a restaurant and subsequently the family dwelling that you see today.”

“The property lends itself to entertaining. It's always a thrill when welcoming visitors into the grand, wood panelled hallway, and the dining room easily seats a dozen or so guests amongst the cosy ambience of the wood burner. I love the solid, practical feel of the property and it's economical to run as the thick walls keep it cool in summer and warm in winter. It's a wonderful family home as there's plenty of space for everyone to be together and places to retreat to when in need of some quiet time. The top floor could easily be an amazing guest suite.”

“The outside space is practical and low maintenance with a fully enclosed garden, including a raised area with beds and a greenhouse. The wisteria is in keeping with the characterful charm of the property and there's nothing nicer than Pimms and lemonade under the weeping willow tree whilst listening to the clip-clop of horses passing by.”

“I believe that this is a unique opportunity to be a part of the long history of the property, whilst embracing a country lifestyle within easy reach of a wide range of amenities. There are footpaths and bridleways leading into open countryside without the need to cross a road, so it's ideal for long dog walks. The village has some beautiful old houses and architecture, as well as an active community and village hall at the heart of it all.”*

*These comments are the personal views of the current owner and are included as an insight into life at the property. They have not been independently verified, should not be relied on without verification and do not necessarily reflect the views of the agent.

















Village information

The sought after villages of Great Stukeley and Little Stukeley lie approx. 3 miles north-west of Huntingdon. Within the villages there are a couple of churches, a busy village hall which holds many events throughout the year, a recreation ground and the local pub, "Stukeleys Hotel" which also serves food. Huntingdon is a short drive away for shopping with its busy High Street offering a selection of independent and high street names, plus sports and leisure facilities.

Transport

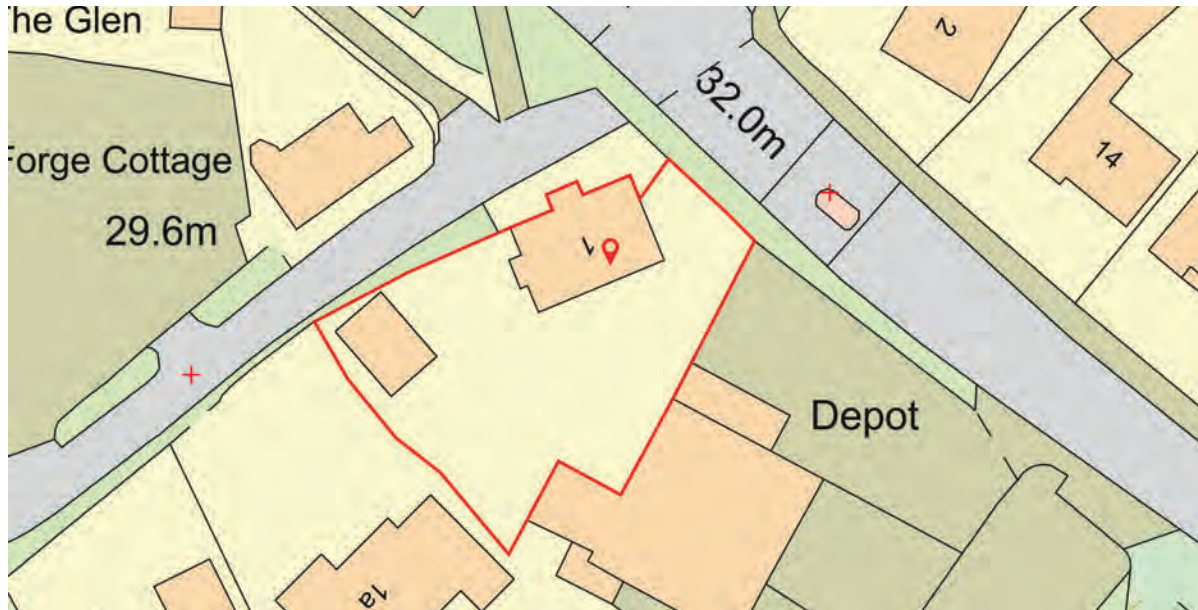
The Stukeleys are just a short drive to the A1M and A14 providing easy access to the national motorway network. Huntingdon is approx. 3 miles away with its mainline rail station offering fast

links into London King's Cross in about 45 minutes or to the North via Peterborough. The bustling city of Cambridge lies approx. 22 miles to the Southeast.

Education

Ermine Street Church Academy (0.5 miles approx.) and Alconbury CofE Primary (1.5 miles approx.) schools provide primary education for 4-11 years old and both schools are Ofsted rated "Good". St Peter's School (2.5 miles approx.) and Hinchingsbrooke School (2.8 miles approx.) are the nearest secondary schools. Both schools are Ofsted rated "Good".

INFORMATION



- Historic Grade II Listed Period Property
- Detached Cart Barn
- No Onward Chain
- Mature Gardens
- Desirable Village Location
- Excellent Access to Cambridge and London

Agents Notes

Tenure: Freehold

Year Built: Mid-16th Century

EPC: Exempt - Grade II Listed

Local Authority: Huntingdon District Council

Council Tax Band: E

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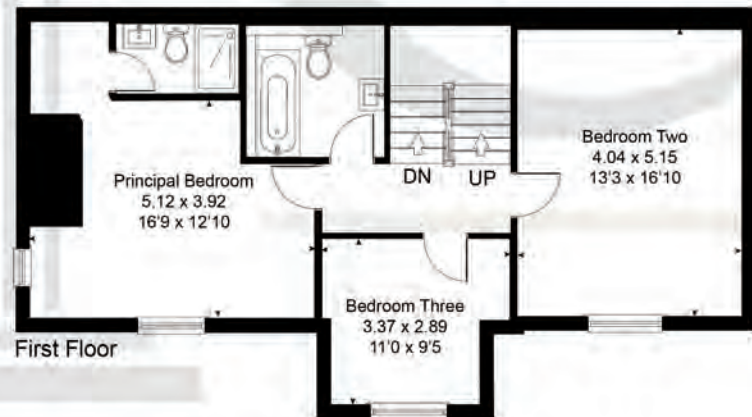
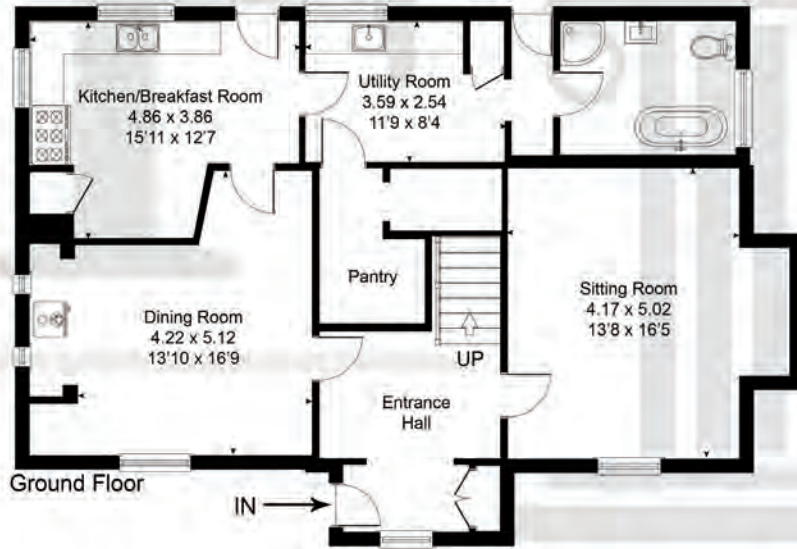
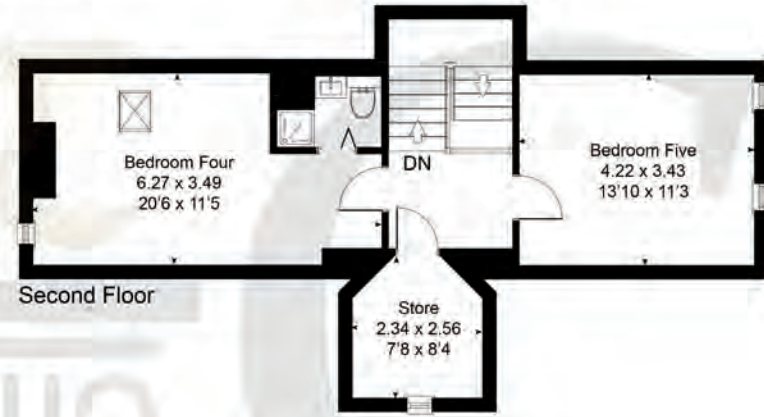
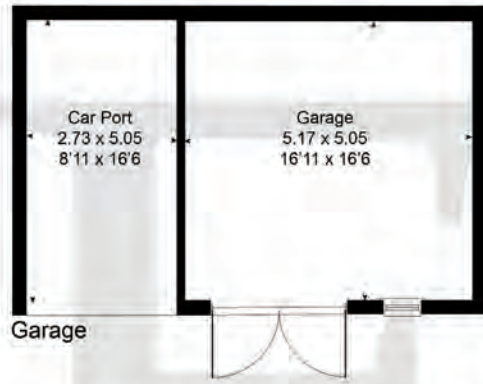
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Swan & Salmon, Low Road, Little Stukley PE28 4BA
 Approximate Gross Internal Area = 225 m² / 2422 ft²
 Garage = 40 m² / 430 ft²
 Total = 265 m² / 2852 ft²



This plan is for layout guidance only. Not drawn to scale unless stated. Windows, door openings and all measurements are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes & compass bearings before making any decisions reliant upon them.
 Francis Ambler Photography © 2024



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FINE & COUNTRY

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Fine & Country
4 - 6 Market Square, St. Neots, Cambridgeshire PE19 2AW
0330 333 1060 | inresidence@fineandcountry.com

