


## 4 bed bungalow to buy in CB6

Plains Lane, Ely, Cambridgeshire, CB6 1RJ

# £310,000 Starting Bid

x 4 x 2 x 1

Tenure

**Freehold**

Driveway & Garage parking

## Property features

- Being Sold via Secure Sale Online Bidding. Terms and Conditions
- Front and back gardens
- Off-street parking
- Bathroom and en-suite to bed 1
- EPC Rating D

## Key Information

- Council Tax: Band D
- EPC Rating: D
- Heating supply: Oil
- Electric supply: National Grid
- Water supply: Direct mains water
- Mobile signal: Good


### Arrange a viewing

Joe Nicholson
Branch Manager
Midlands Auction

0121 661 8465
midlands@pattinson.co.uk


- Flexible viewing slots
- Accompanied viewings

## Description

Modern 4 bedroom detached bungalow, with Kitchen and separate Utility room, Lounge, Dining room, Family bathroom with en-suite to bedroom 1. Integrated double garage with electric roller door.

FRONT GARDEN:

Mainly laid to gravel. Wood picket fence to front elevation with hedging. Full height timber fencing to side elevation.

Outside lights. Entrance small concrete block steps.

Pale green composite entrance door with glazed panes, and opaque double glazed full length pane to the side, and set back to provide canopy over.

Access to the side elevation with slabbed paving and wrought iron date to back garden.

BACK GARDEN:

Fully enclosed by timber fencing. Mainly laid to lawn, with small slate patio area. Paving to side elevation. Outside light. Oil tank.

INTERNALLY:

HALLWAY:

Wood effect vinyl floor.

KITCHEN:

Wood and opaque glazed door from hallway. Tiled flooring. Brick effect feature wallpaper.

Range of floor and wall mounted beech effect/painted cupboards with laminate worktop and multi-coloured tiled splash back. Inset stainless steel sink/drainer with mixer tap over.

Space for Dryer. Feature LED lights on wire rail. Upvc double glazed window to front elevation.

Space for cooker with extractor over. Space for fridge/freezer. Radiator. Access through to Utility room.

UTILITY ROOM

Matching range of wall and floor mounted beech effect/painted cupboards with laminate worktop and mosaic tiled splash back. Inset stainless steel round sink with mixer tap over. Tiled floor.

White Upvc double glazed window to side elevation and matching white Upvc double glazed back door.

Space and plumbing for washing machine. Radiator. Courtesy door in to double garage.

Door leading in to Dining Room.

DINING ROOM:

Wood effect laminate floor. White Upvc double glazed window to rear elevation. Feature wallpaper to one wall. Radiator. Open archway leading in to the Lounge.

LOUNGE:

Wood effect laminate floor. Wood and opaque glazed doors lead in to the hallway. Feature electric fire. White Upvc double glazed french doors leading out to the back garden.

BEDROOM 1:

Carpeted. Range of fitted wardrobes and drawers across one entire wall.

White Upvc double glazed window to rear elevation.

Door leading in to en-suite.

EN-SUITE:

Fully tiled floor and walls. White corner shower cubicle with electric shower.

White pedestal wash hand basin with taps. White, low level WC

Bedroom 2:

Carpeted. Radiator. Two double wardrobes. White Upvc double glazed window to rear elevation.

BEDROOM 3:

Carpeted. Radiator. White Upvc double glazed window to front elevation.

BEDROOM 4:

Carpeted. Radiator. White Upvc double glazed window to front elevation.

BATHROOM:

Fully tiled. Inset shower cubicle with mains shower, fully tiled.

White bath with taps over. Matching white pedestal wash hand basin with taps over. Radiator.

Council Tax Band: D

Tenure: Freehold

Price: Starting Bid £310,000

Property Type: Bungalow

Parking: Driveway & Garage

Year built: 2000

Construction materials: Brick and block

Roofing type: Clay tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Oil

Electric: National Grid

Water: Direct mains water

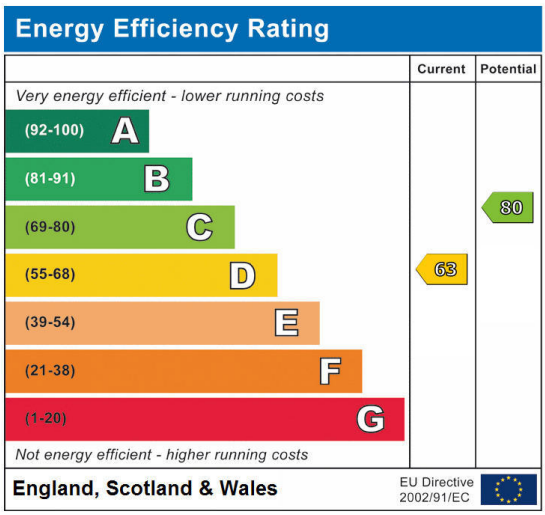
Water meter: No

Sewerage: Standard UK domestic

Air conditioning: No

Mobile signal coverage: Good




Plains Lane, Ely, Cambridgeshire, CB6 1RJ

Contact your local branch today for more information on this property:

**Mercantile House Silverlink, Wallsend, Tyne and Wear, NE28 9NY, Tel: 0121 661 8465, midlands@pattinson.co.uk, www.pattinson.co.uk**

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.