

26 Station Road, Foxton, CB22 6SA

Digitally Altered

THOMAS MORRIS







Guide Price: £350,000 - £375,000

Freehold

Station Road, Foxton, CB22 6SA

- Semi Detached Chalet Bungalow
- Two Double Bedrooms
- L-shaped Lounge / Dining Room
- Garden Room
- Ground floor Bathroom Wc & Additional First floor Wc
- uPVC Double glazed
- Good size rear garden backing onto fields
- Garage & generous resin bound driveway
- No onward chain
- Freehold - EPC tbc

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This charming semi-detached chalet bungalow offers spacious and versatile accommodation in a highly sought-after location.

The standout L-shaped lounge/dining room provides a bright and inviting space for relaxing and entertaining, while the kitchen leads to a delightful garden room overlooking the rear garden.

The property features two generous double bedrooms, a modern ground-floor bathroom, and a convenient first-floor WC.
Outside, you'll find a private rear garden backing onto open fields, with mature planting and a garden shed, plus a long resin-bound driveway providing ample off-road parking and access to a secure garage.

Accommodation

Entrance Hall

L-Shaped Lounge / Dining Room *19'7" x 17'5" (5.97m x 5.3m)*.

Kitchen *9'9" x 8'7" (2.97m x 2.62m)*.

Garden Room *16'4" x 9'3" (4.98m x 2.82m)*.

Bedroom *12'9" x 10'6" (3.89m x 3.2m)*.

Bathroom Wc

Landing

Bedroom *18' x 13'8" (5.49m x 4.17m)*.

Walk-in cupboard

First floor Wc







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 £80 incl. 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.



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.

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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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Thomas Morris
6 Melbourn Street, Royston, Hertfordshire, SG8 7BZ
T: 01763 243331
enquiries.royston@thomasmorris.co.uk

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