

11 Coneygear Road, Hartford, PE29 1QL

THOMAS MORRIS







Offers Over: £300,000
Freehold

Coneygear Road, Hartford, PE29 1QL

- No Onward Chain
- Semi Detached Home
- Three Bedrooms
- Spacious Living Room
- Large Plot
- Garage and Driveway
- Walking Distance to Schools
- Walking Distance to Town and Amenities
- Freehold
- Energy Rating: D/67

Offered to the market with no onward chain, this spacious three-bedroom semi-detached home occupies a generous plot, offering well-proportioned accommodation both inside and out.

Upon entering, you are welcomed by a bright entrance hallway, leading through to a spacious lounge positioned to the left, featuring dual-aspect windows that allow plenty of natural light to flood the room.

To the rear, the kitchen breakfast room enjoys pleasant views over the rear garden, providing an ideal space for everyday family living. A convenient ground floor WC completes the accommodation on this level.

Upstairs, the property offers three well-proportioned bedrooms, complemented by a family bathroom.

Externally, the property truly benefits from its impressive plot. Set centrally within the grounds, the home boasts a substantial driveway providing ample off-road parking, a single garage and a front garden. To the rear, there is a sizeable garden offering plenty of outdoor space and excellent potential.

A fantastic opportunity for buyers seeking a spacious home with generous gardens, ample parking and the added benefit of no onward chain.

Huntingdon District Council
Council Tax Band: C

Disclaimer: Images may include AI-generated virtual staging for illustrative purposes only

Draft details subject to approval

Accommodation

Hallway
4'8" x 12'3" (1.42m x 3.73m).

Living Room
12' x 21'1" (3.66m x 6.43m).

Kitchen
14'4" x 8'4" (4.37m x 2.54m).

Downstairs WC
2'6" x 6'5" (0.76m x 1.96m).

Landing
4'8" x 12'3" (1.42m x 3.73m).

Bedroom
11'11" x 11'8" (3.63m x 3.56m).

Bedroom
14'4" x 8'4" (4.37m x 2.54m).

Bedroom
11'11" x 9' (3.63m x 2.74m).

Bathroom
9'2" x 5'6" (2.8m x 1.68m).

Garage and Driveway

Front and Rear Gardens







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.

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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