



Poppy fields

Gamlingay, Sandy, SG19 3DG

Guide Price £440,000- £450,000

Property Features

- Completed chain above
- Popular village location
- Extended
- Stunning Condition
- Finished to high specification
- Ensuite
- Driveway for two cars
- Top Floor Master Suite with Dressing Room & Luxury Re-Fitted En-Suite
- Garage

Full Description

****GUIDE PRICE £450,000-460,000** OFFERED TO THE MARKET WITH COMPLETED CHAIN ABOVE**

Situated on a corner plot on the outskirts of this very popular Cambridgeshire village, This detached family home has been extended to now offer a true focal point in the form of a very large kitchen dining & family room that has a vaulted ceiling and bi folding doors that open out across the patio. With two double bedrooms on the first floor and the whole top floor is a dedicated main bedroom suite, the bedroom space is huge with windows front and back, this leads through to a dressing room that then leads into a luxury ensuite. Externally there is a pleasant and low maintenance rear garden with access to a partly converted garage offering additional office space, with a double driveway in front. Viewing is highly advised

ENTRANCE HALL

WC

LOUNGE

10' 4" x 15' 4" (3.15m x 4.67m)

L-SHAPED KITCHEN/DINER

25' 3"x7.4" x 22' 5"x 8'4" (7.7m x 6.83m)

FIRST FLOOR

BEDROOM

10' 5" x 15' 4" (3.18m x 4.67m)

BEDROOM

15' 4" x 9' 4" max (4.67m x 2.84m)



FAMILY BATHROOM

SECOND FLOOR

MASTER BEDROOM

18' 11" x 15' 4" (5.77m x 4.67m)

DRESSING ROOM

8' 0" x 7' 3" (2.44m x 2.21m)

ENSUITE

EXTERNALLY

FRONT GARDEN

Enclosed by decorative powder coated steel wrought Iron fence with mature shrub borders

REAR GARDEN

Enclosed by timber fence, with gated side access, patio area and artificial grass and patio doors leading to office space in the converted garage

OFFICE SPACE

Power and Light

GARAGE

Partly converted with up and over door leading to driveway

DRIVE WAY

Providing off road parking for two cars



This property's current energy rating is B. It has the potential to be A.

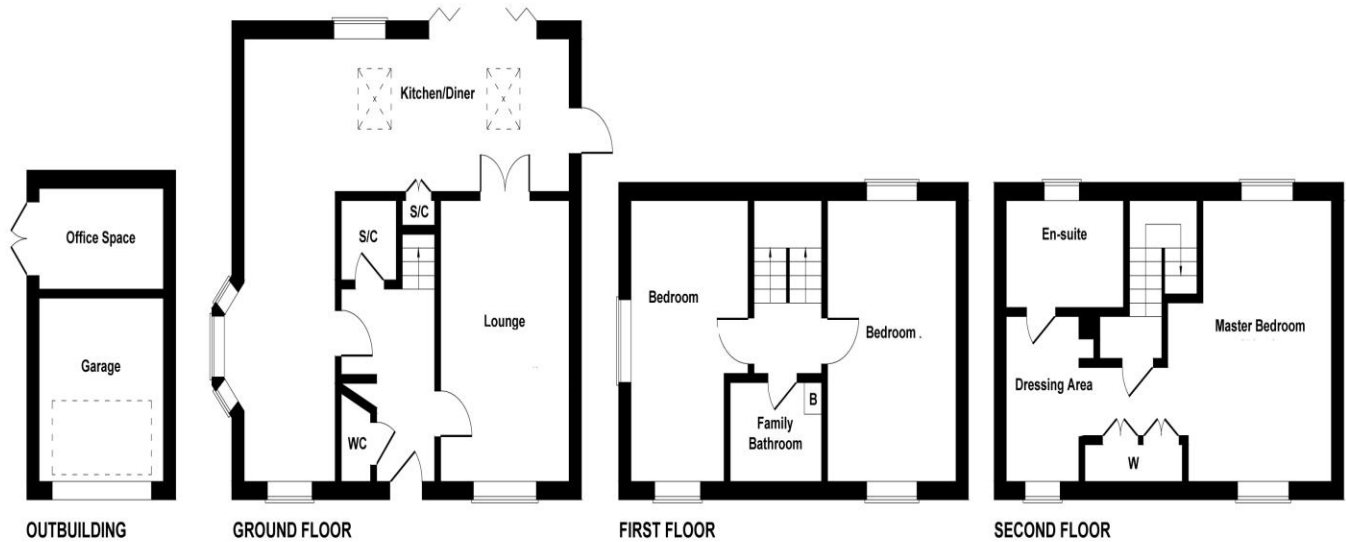
[See how to improve this property's energy performance.](#)

Score	Energy rating	Current	Potential
92+	A		92 A
81-91	B	82 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Energy efficiency chart



Poppyfields



Not to Scale. Produced by The Plan Portal 2021
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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements