



Lowbury Crescent, Oakington
CB24 3AE

Pocock + Shaw

5 Lowbury Crescent
Oakington
Cambridge
Cambridgeshire
CB24 3AE

A detached three bedroom home set in a lovely tucked away end of cul de sac position on a large mature plot. With two large reception rooms and ample scope to extend STPP

- Reception hall
- Cloaks WC
- Sitting room
- Family room
- Dining area
- Kitchen
- Three double bedrooms
- Refitted shower room
- Single garage
- Large mature plot

Offers in region of £500,000



A detached three bedroom home, just north of Cambridge City, set in an end of cul de sac position on a large mature plot. Two large reception rooms, three double bedrooms and refitted first floor shower room (formerly a bathroom).

The village is just six miles north of Cambridge City and is well placed for access to the A14 and M11. With in a short walk there is a primary school, parish church, baptist chapel, post office stores, public house, garden centre, recreation ground and sports pavilion. Being on the Guided Busway, there are regular bus services to Cambridge and Bar Hill, guided bus services to St Ives, Huntingdon, Cambridge railway station, Addenbrookes Hospital and Biomedical Campus.

Entrance porch Glazed entrance door with glazed side panel.

Reception hall Stairs rising to the first floor with built in cupboard beneath. Single cloaks cupboard with hanging rail, radiator.

Cloaks WC White suite with wall mounted wash basin, close coupled WC, window to the front and radiator.

Living room 20'2" x 10'10" (6.16 m x 3.30 m) A well appointed room with windows to the front and rear, glazed door to the rear garden. Feature marble fireplace with coal-effect electric stove, slate hearth and wood mantle, wall mounted Fujitsu air-conditioning unit, radiator. Opening to

Dining area 9'9" x 6'2" (2.99 m x 1.88 m) Window to the rear, radiator, door opening kitchen.

Family room 13'9" x 12'0" (4.22 m x 3.66 m) Window to the rear, radiator, wall light points door to the rear garden, door to:

Inner lobby Door to the front garden and door to the garage.

Kitchen 9'10" x 8'9" (3.0 m x 2.68 m) Well fitted range of units with work surface, inset one and a quarter bowl single drainer ceramic sink unit, mixer tap, range of

base units and matching wall cupboards, gas cooker, washing machine, fridge and freezer. Window to the rear.

First floor landing Window to the front, single airing cupboard housing an Ideal gas fired heating boiler and shelving.

Bedroom one 14'9" x 9'9" (4.52 m x 2.99 m) Window to the rear, radiator, wall mounted Fujitsu air-conditioning unit, coved cornice and two double fitted wardrobes.

Bedroom two 11'9" x 9'9" (3.59 m x 2.99 m) Window to the rear, radiator and coved cornice.

Bedroom three 10'9" x 10'5" (3.29 m x 3.18 m) Window to the front, radiator and coved cornice.

Bathroom Refitted white suite with vanity wash basin and cupboard beneath, close coupled WC and double walk in shower. Part ceramic tiling to the walls. Radiator and window to the front.

Outside To the front of the property there is a lawned open plan garden area, with mature trees and shrubs. Driveway leading to:

Single garage 16'3" x 9'0" (4.95 m x 2.74 m) Power and light connected, single up and over door, and internal door to inner lobby.

Rear garden A large corner plot, mostly to grass, with patio area, numerous shrubs and bushes, hedgerow to the side and rear boundaries.

Services All mains services are connected

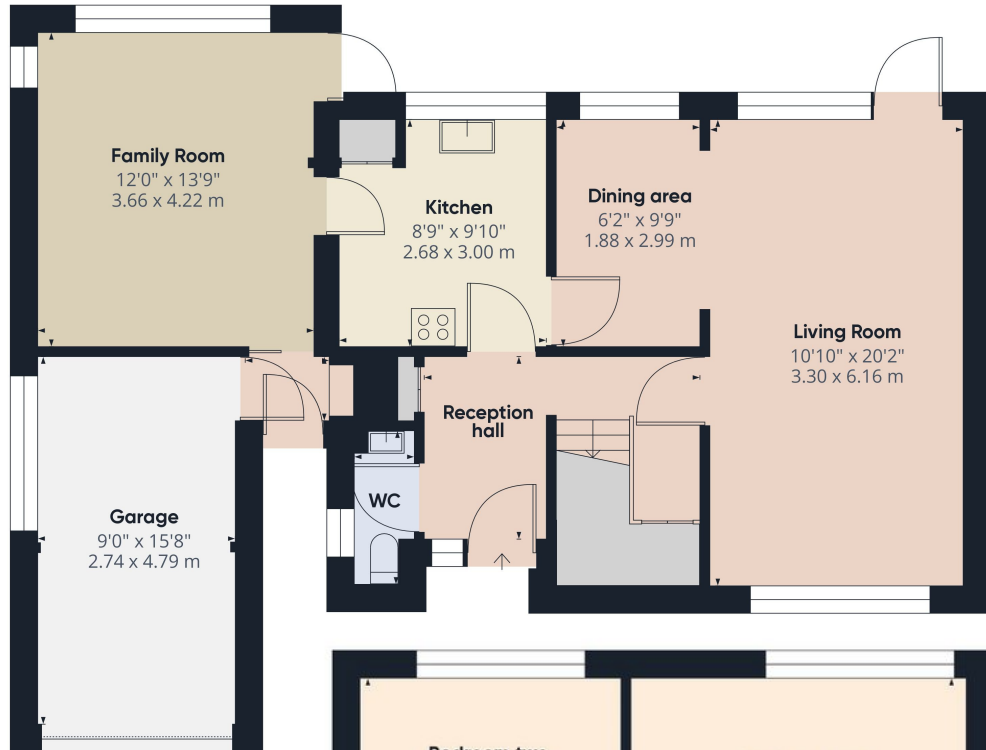
Tenure The property is Freehold

Council Tax Band E

Viewing By Arrangement with Pocock + Shaw

What3Words ///diverged.training.rattled

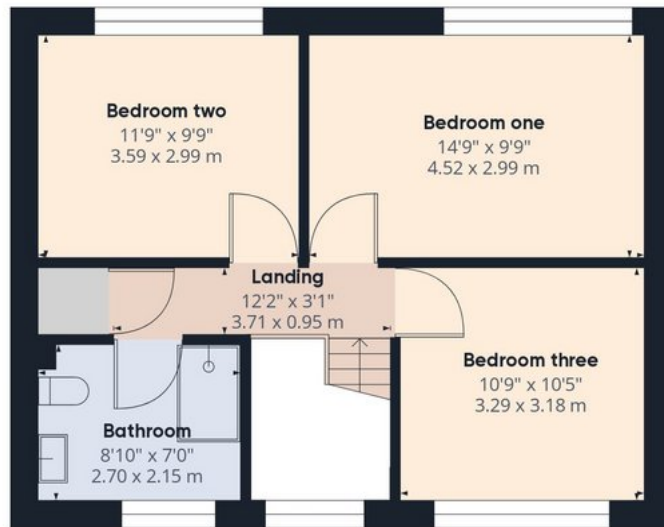




Approximate total area

1334.39 ft²
123.97 m²

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	66	78
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			



Agent's note: (i) Unless otherwise stated on the front page the information contained within these particulars has been provided and verified by the owner or his/her representative(s) and is believed to be accurate. All measurements are approximate. (ii) The vendor(s) reserve(s) the right to remove any fixtures, fittings, carpets, curtains or appliances unless specific arrangements are made for their inclusion in the sale. (iii) None of the electrical, heating or plumbing systems have been tested