

Sweet Cherry Gardens, Isleham
Ely, CB7 7AT
£395,000

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Sweet Cherry Gardens, Ely, CB7 7AT

A highly specified, new build detached bungalow in this quiet cul de sac location in the popular village of Isleham.

Accommodation includes a fully fitted kitchen with island that is open plan with the living room/diner. Three bedrooms, one with ensuite and a main bathroom. The property has an air source heat pump that provides underfloor heating throughout.

Outside, the rear is laid to lawn with a paved patio and a gated side access. The driveway to the front provides off road parking and benefits from an EV charging point.

Must be seen to be fully appreciated.







Hallway
Built in storage with doors leading to all rooms.

Living room/Kitchen/Diner
25'10" x 12'3"
Contemporary range of matching eye and base level cupboards with composite worktop over. Composite sink and drainer with mixer tap over. Lamona integrated oven with induction hob and stainless steel splashback and extractor over. integrated dishwasher, washing machine and fridge/freezer. LVT wood flooring. Underfloor heating. Bi-folding doors to garden. Window to side aspect and bi-fold doors leading to rear aspect.

Bathroom
8'3" x 6'9"
Contemporary white suite comprising low level, concealed cistern, W.C., inset hand basin with mixer tap over, bespoke built-in cabinets under and composite work top and panelled bath with mixer tap and wall mounted shower over. Fitted with attractive splashback panelling to wet areas. LVT wood flooring.

Bedroom 1
13'5" x 12'4"
Built in storage with bi-fold doors leading to rear aspect.

Ensuite
8'3" x 4'1"
Generous en suite with contemporary white suite comprising low level, concealed cistern, W.C., inset hand basin with mixer tap over and built-in cabinet under and walk-in shower. Fitted with attractive splashback panelling to wet areas. LVT wood flooring.

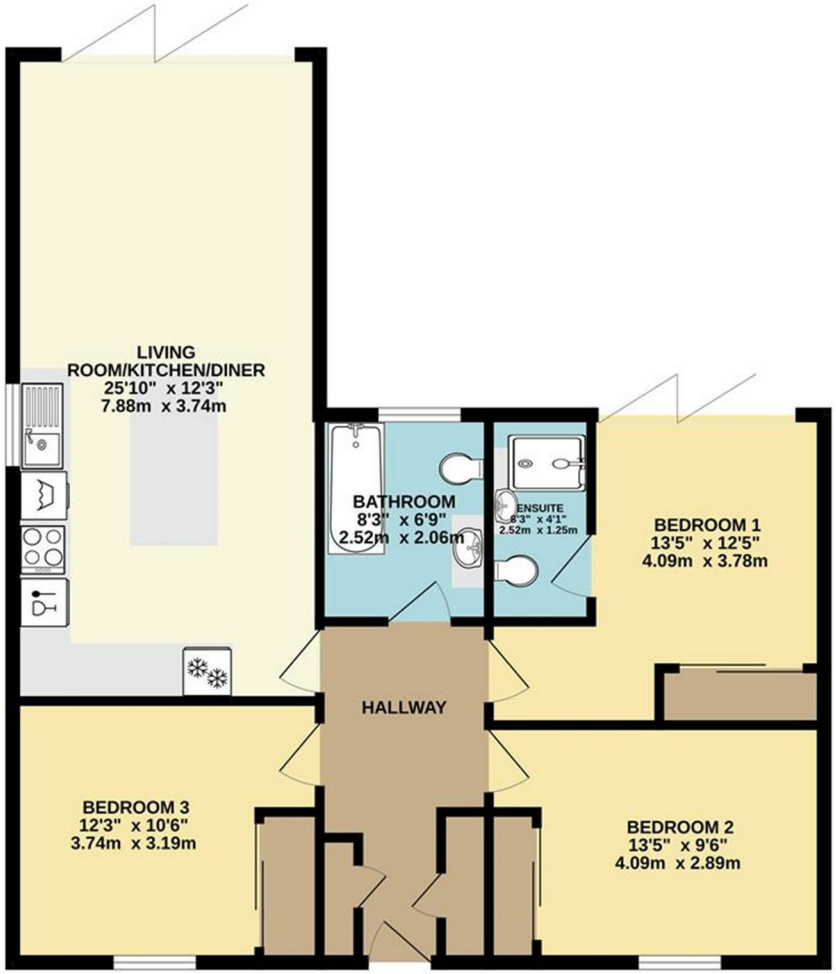
Bedroom 2
13'5" x 9'5"
Built in storage, Window to front aspect.

Bedroom 3
12'3" x 10'5"
Built in storage, window to front aspect.

Property Details
Maintenance fee - tbc
EPC - tbc
Tenure - Freehold
Council Tax Band - tbc
Property Type - Detached Bungalow
Property Construction – Standard
Number & Types of Room – Please refer to the floorplan
Square Meters - tbc
Parking – Driveway and Electric Charging Point
Electric Supply - Mains
Water Supply – Mains
Sewerage - Mains
Heating sources - Air Source Heat Pump
Broadband Connected - tbc
Broadband Type – tbc
Mobile Signal/Coverage – Ofcom advise likely on all networks
Rights of Way, Easements, Covenants – None that the vendor is aware of

Location
Nestled on the edge of the Cambridgeshire Fens, the picturesque village of Isleham offers an exceptional blend of rural charm and modern convenience. Rich in history and surrounded by beautiful countryside, the village provides a selection of local amenities, highly regarded schools, and excellent connections to Ely, Newmarket and Cambridge, making it an ideal setting for an elegant country lifestyle.

GROUND FLOOR
888 sq.ft. (82.5 sq.m.) approx.

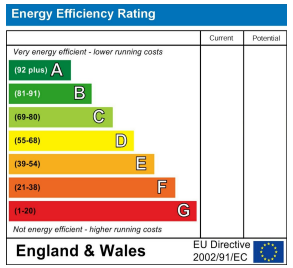


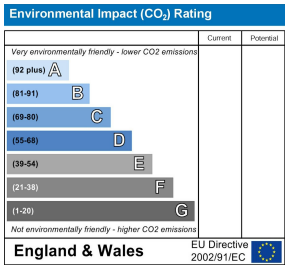
TOTAL FLOOR AREA : 888 sq.ft. (82.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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- **Popular Village Location**
- **Open Plan Living**
- **Underfloor Heating Throughout**
- **Ensuite**
- **Fully Enclosed Garden**
- **EV Charging Point**







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