



LOVETT
Sales & Lettings

£385,000



15 Limes Court, St. Ives, PE27 5NG

- Detached family home
- Three bedrooms / Two bathrooms
- Sought after location
- Converted garage
- Primary and Secondary schools nearby
- Gas radiator heating

Full Description

A spacious three bedroom detached family home in a sought after cul-de-sac location in St Ives. The property is within a mile of primary and secondary schools. The accommodation over 1180 Sqft comprises entrance hall, WC, living room, dining room, kitchen, utility and office/family room on the ground floor. The first floor has three bedrooms with and en-suite to main bedroom plus a family bathroom. Externally, there is an enclosed rear garden plus a driveway providing off road parking to front. The property benefits from gas radiator heating and UPVC windows and doors. Viewing highly recommended! No forward chain.

ENTRANCE HALL

UPVC entrance door leading to entrance hall. Stairs to first floor with recess under. Radiator. Doors leading to WC, living room and dining room.

WC

Two piece white suite comprising low level WC and pedestal wash hand basin. Tiled splash backs. Heated towel rail. UPVC window to side.

LIVING ROOM

17' 7" x 10' 4" (5.36m x 3.15m)

UPVC windows to front and rear. TV and telephone point. Radiator. feature electric fireplace.

DINING ROOM

14' 8" x 11' 1" (4.47m x 3.38m)

UPVC sliding door to rear garden. UPVC window to side. Laminate flooring. Radiator. Door to kitchen.

KITCHEN

12' 8" x 7' 8" (3.86m x 2.34m)

Fitted kitchen comprising work surfaces with complimentary drawers and cupboards under. Wall mounted cupboards. One and a half bowl sink with mixer tap and tiled splash backs. Gas cooker point. Radiator. Tiled floor. UPVC windows to side and rear. Doorway through to utility.

UTILITY ROOM

8' 6" x 4' 8" (2.59m x 1.42m)

Work surface with cupboards under. Double bowl sink with tiled splash backs. Plumbing for washing machine. Door to office/family room. UPVC window to rear. UPVC door to side.



OFFICE / FAMILY ROOM

17' 1" x 8' 6" (5.21m x 2.59m)

UPVC windows to front and side. UPVC door to front.
Radiator. Laminate flooring. Radiator. Built in cupboard.



LANDING

UPVC window to front. Doors to bedrooms and bathroom.

BEDROOM ONE

11' 1" x 10' 5" (3.38m x 3.18m)

UPVC windows to rear. Radiator. Fitted wardrobes. Door to en-suite.

ENSUITE

Three piece white suite comprising low level WC, pedestal wash hand basin and fitted shower with glass sliding door and tiled splash backs. Heated towel rail. Extractor fan. UPVC window to side.



BEDROOM TWO

11' 1" x 10' 5" (3.38m x 3.18m)

UPVC window to rear. Radiator. Laminate flooring.

BEDROOM THREE

10' 5" x 6' 3" (3.18m x 1.91m)

UPVC window to front. Radiator. Laminate flooring.

BATHROOM

Three piece suite comprising low level WC, wash hand basin and panelled bath with shower over and glass screen. Tiled splash backs. Heated towel rail. UPVC window to front. Airing cupboard.



REAR GARDEN

Enclosed rear garden mainly laid to lawn with mature flower and shrub borders. Gated access to side. Storage shed.

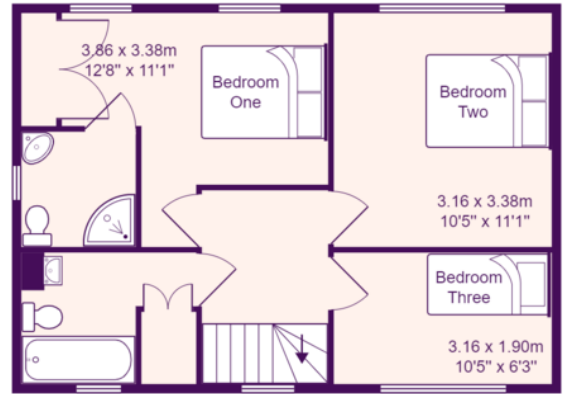
FRONT GARDEN

Shingle driveway providing off road parking. Gated access to side.





Ground Floor



First Floor

Total Area: 109.6 m² ... 1180 ft²

All measurements are approximate and for display purposes only

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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