



HARVEY ROBINSON

£230,000

The Hurdles

Brampton, PE28 4QR

Harvey Robinson Estate Agents in Huntingdon are delighted to be offering For Sale this Two Double Bedroom Ground Floor Apartment in Brampton. This beautiful Campbell Buchanan home is located on a private cul-de-sac close to the memorial field in Brampton with easy access to Huntingdon & central Brampton. The property itself comprises of entrance hall, open plan lounge/kitchen/diner, master bedroom with built in storage, second double bedroom, modern bathroom, utility cupboard and benefits allocated parking to the side of the property. This property would make an ideal first time buy, second home or investment. For further information or to arrange a viewing, please contact our Huntingdon Office.

Located on the edges of Huntingdon, Brampton is a popular village that has a lot to offer people of all ages. Whether you work in and around London or Cambridge and want an escape from the bustle of city life or would prefer to live in a village that has all of the day-to-day amenities you will ever need, Brampton would be the perfect place to move to.

There are some lovely scenic locations to explore in and around Brampton including Brampton Wood Nature Reserve which is the second largest nature reserve in Cambridgeshire covering 132 hectares and providing ample walking and cycle routes with lots of habitat for a variety of wildlife.

Hinchingbrooke Country Park which covers 150 acres of open grasslands, mature woodland and lakes is located at the other end of the Village. It is a great place to visit for families, nature spotters, dog walkers and those who wish to enjoy the great outdoors. There is a mix of play areas, a cafe, hard-surfaced and muddy paths, secluded woodlands and wildflower meadows.

The village has excellent local amenities which include a GP surgery, Vets, Dental Practice, two CO-OP stores, golf course, garden centre, two popular pubs both serving food, tea rooms and local shops including a post office, butchers and chemist. Brampton benefits from fantastic transport links via the A14 and A1 as well as being close to the Huntingdon Train Station which has a direct line straight to London Kings Cross & St Pancras, there are also regular Buses into Huntingdon with the bus stop being within a few minutes' walk of the property.





FAQs

Tenure: Leasehold

Council Tax Band: B

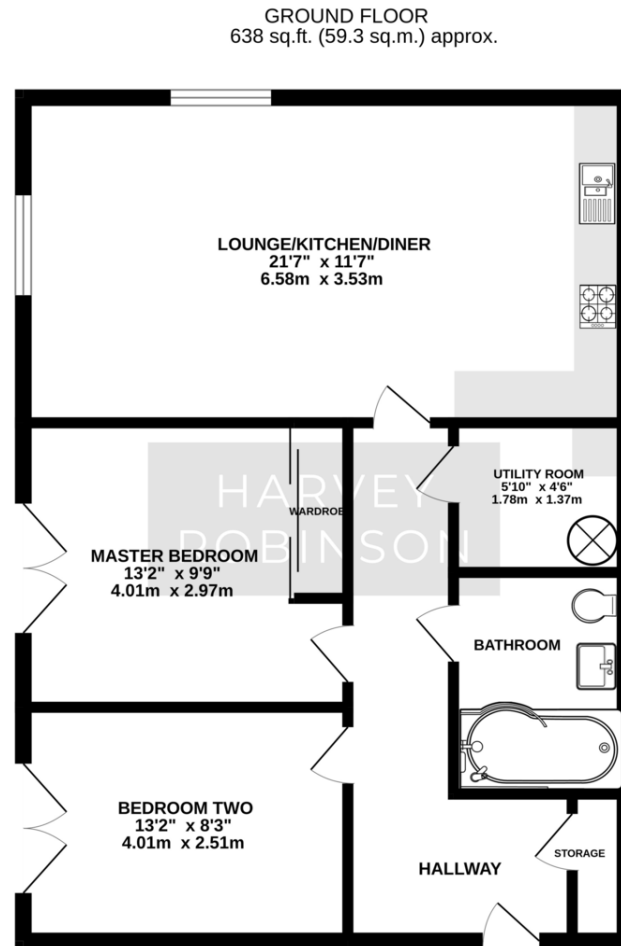
Vendors Onward Movements: No chain, can be offered with a tenant in situation

Lease: TBC

Ground Rent: TBC

Service Charge: TBC

Builder: Campbell Buchanan



TOTAL FLOOR AREA : 638 sq.ft. (59.3 sq.m.) approx.
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EPC TBC

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are 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/tenants are advised to recheck the measurements

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