



HARVEY ROBINSON

£285,000

Harvey Drive

Somersham, PE28 3EF



- Semi-Detached Family Home
- Three Bedrooms
- Open Plan Kitchen Diner
- South Facing Rear Garden

- Single Garage
- Off Road Parking
- Cul-De-Sac Location
- Sought After Village



## PROPERTY SUMMARY

Harvey Robinson Estate Agents in St Ives are delighted to offer For Sale this spacious and well-presented three-bedroom property in the heart of Somersham village. Situated just a short walk from the nature reserve and a popular primary school, this property would make an excellent family home or investment. Arranged over two floors, the accommodation in brief comprises an entrance hall providing access to the spacious lounge to the front and the open plan kitchen diner to the rear of the property. Upstairs, there are three generous bedrooms, two with built in storage and a well-presented family bathroom. The rear garden is southerly in aspect and is the perfect space for enjoying the summer sun. There are well stocked borders and beds with beautiful rose bushes that blossom in the summer. There is also a driveway to the side of the house leading to a single garage with up and over door and a pleasant front garden giving the property a good degree of privacy. The property further benefits from a replacement gas central heating boiler which was installed in January 2025 and UPVC windows and doors throughout. Viewings of this well-presented home are expected to be popular and can be organised by contacting our St Ives office.





## LOCATION AND AMENITIES

Somersham can be found just 10 miles from Huntingdon and 4 miles from St Ives making it well placed for families and young professionals.

Somersham offers a wealth of amenities alongside schooling making it an ideal community. The Ofsted rated 'Outstanding' Primary School can be found within the village alongside Whitehall School which is an independent nursery and primary school. The local amenities within the village include a coffee shop, a local Tesco Express, Costcutter & Post Office, a hairdresser, pubs, and several takeaways. For those that enjoy the outdoors Somersham has its own nature reserve offering 12 hectares of land and fantastic walks.

In St Ives you will find plenty of shops including Waitrose along with some great independent stores and cafes, as well as the river Great Ouse. The pubs are also highly rated by residents, and you'll find plenty of great restaurants in the area. One of the area's biggest draws is its proximity to Cambridge via the A1307 or the St. Ives Park & Ride both of which can be accessed from Somersham in less than 15 minutes. The nearest station is at Huntingdon, which is just a twenty-minute drive away. From here, you can catch a train to London Kings Cross, which takes just over an hour.









## FAQ'S

Tenure: Freehold  
Post Code for SatNav: PE28 3EF  
What3Words Location: ruling.oath.shipwreck  
Property Constructed: 1970's  
Council Tax Band: C  
EPC Rating: C  
Construction Type: Standard  
Conservation Area: No  
Heating Type: Gas Central Heating  
Utilities: Mains Water, Mains Electricity, Mains Sewage  
Current Owner Purchased Property: 1990's  
Seller's Onward Movements: Downsizing Locally  
Rear Garden Aspect: South  
Primary School Catchment: Somersham Primary  
Secondary School Catchment: Cromwell Community College, Abbey College Ramsey  
Water Meter: Yes, under sink  
Boiler Installed: January 2025  
Loft: Boarded with Light

## GENERAL

Please note we have not tested any apparatus, fixtures, fittings, or services. Interested parties must undertake their own investigation into the working order of these items. All measurements are approximate, and photographs provided for guidance only.

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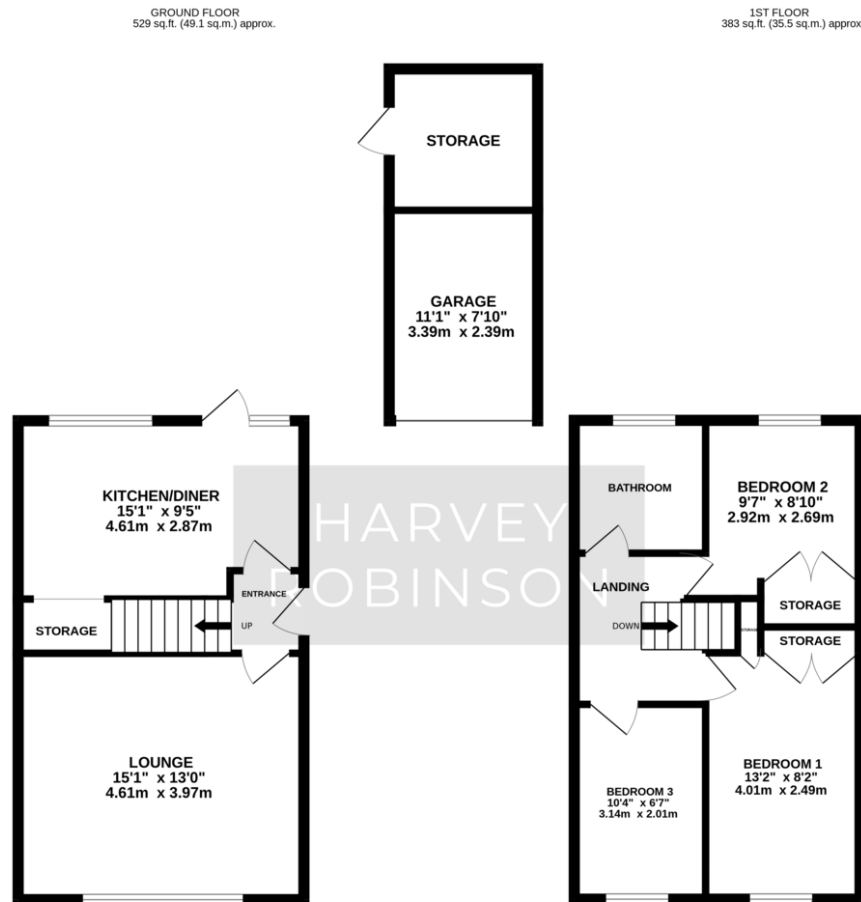
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British Property Awards 2024- Silver Winner for the East of England  
4.9 Star Google Review Rating









TOTAL FLOOR AREA: 911 sq.ft. (84.6 sq.m.) approx.  
Made with Metropix ©2025

Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C	72 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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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### OFFICE ADDRESS

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