



Ground Floor

Entrance Hall

Kitchen  
3.54m (11'7") x 2.15m (7'1")

Lounge/Dining Room  
5.73m (18'10") x 3.96m (13') max

Conservatory  
2.65m (8'8") x 2.61m (8'7")

First Floor

Landing

Bedroom One  
3.96m (13') x 2.76m (9'1")

Bedroom Two  
3.03m (9'11") x 1.93m (6'4")

Bedroom  
Three 3.03m (9'11") x 1.92m (6'4")

Bathroom

Outside

The property benefits from an enclosed rear garden, spanning the length of the garage block and is predominately paved, with mature shrubs bordering. There is a personal door to the single garage, which benefits from power and light connected and gated side access leading to the front of the garage.

Further Information

Tenure: Freehold  
Council Tax: B  
EPC: TBC

**Buyer ID Checks**  
To meet legal requirements, we must verify the identity of all buyers. Our partner, Simplify, will handle this process and will contact you directly once your offer is accepted, subject to contract, to collect the necessary details and payment. The cost is £40 + VAT (£48) per transaction, payable upon offer acceptance. A memorandum of sale can only be issued once these checks are complete. Our team will guide you through the process when you make an offer on a property.

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**£325,000**

**Hemmdan Terrace**

Huntingdon, Huntingdon, PE29 3QX

## PROPERTY SUMMARY

An immaculately presented, end terrace home in Huntingdon Town Centre offered with No Onward Chain. This superb home offers an entrance hallway, a bright and airy refitted kitchen, lounge/ dining room and conservatory to the ground floor. On the first floor, three generous bedrooms and a family bathroom completed the accommodation. Outside, a low maintenance enclosed rear garden with mature shrubs bordering, and a personal door into the garage, fitted with power and light. Gated side access leads to the front of the garage, with a driveway for one car. Situated within close proximity to riverside walks, amenities, schooling, mainline train station and A1/A14 Road links, a viewing, this home would make an ideal First Time Buy or Investment property!

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