



STATION ROAD, FOXTON
£525,000

Carter Jonas

STATION ROAD, FOXTON, CB22

This superb three-bedroom semi-detached home offers over 1,000 sq ft of thoughtfully designed living space, ideally located in the popular South Cambridgeshire village of Foxton, just 0.3 miles from the train station

Ground Floor

At the front of the home, a generously sized living room creates a welcoming space for everyday comfort. From the hallway, you'll find the impressive kitchen/dining area to the rear, complete with integrated appliances and a modern, contemporary finish. Glazed doors open onto a private, south-facing landscaped garden, perfect for entertaining. The downstairs cloakroom completes this floor.

First Floor

Upstairs, there are three well-proportioned bedrooms. The principal bedroom benefits from a modern en-suite shower room, while bedrooms two and three share a contemporary family bathroom. Bedroom two is a comfortable double, while bedroom three offers versatility as a third bedroom or a home office, making it ideal for hybrid working

Outside

There is off road parking for two cars with an EV charging point. A rear gate leads to the south-facing private landscaped garden.

OFFERING OVER 1000 SQ FT OF THOUGHTFULLY DESIGNED LIVING SPACE, THIS EXCELLENT THREE BEDROOM SEMI-DETACHED HOME IS SITUATED IN THE POPULAR SOUTH CAMBRIDGESHIRE VILLAGE, FOXTON.



AMENITIES

- 3 Bedroom Semi-Detached Home
- Located within an Exclusive Development
- Excellent Specification Throughout
- Separate Living Room
- Desirable Village of Foxton
- Close to Local Amenities
- Underfloor Heating to Ground Floor
- EV Charging Point
- Approximately 0.3 Miles from Foxton Train Station

TENURE

Freehold

LOCAL AUTHORITY

South Cambs District Council

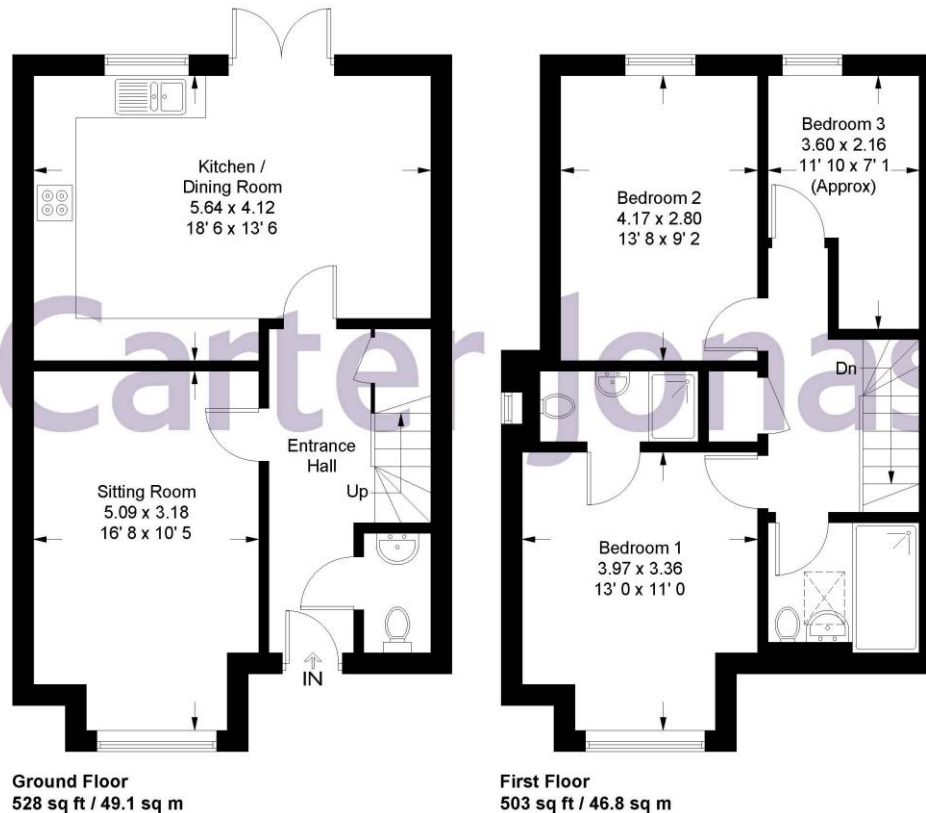
EPC BAND

To be confirmed



Old School, 8 Station Road, Foxton

Approximate Gross Internal Area = 1031 sq ft / 95.9 sq m



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Location

Foxton is a well-served village in South Cambridgeshire, located approximately 7 miles from Cambridge and 6 miles from Royston. It features several well-preserved 15th- and 16th-century houses and a 13th-century church dedicated to St Laurence.

The village offers a convenience store/post office and a railway station with services to London King's Cross and Cambridge. Faster, more frequent trains run from Royston, reaching King's Cross in as little as 37 minutes. Road links are excellent, with the A10 bordering the village and easy access to the M11 and A1(M) via the A505.

Foxton has a primary school, and Cambridge provides a range of independent schools, including The Perse, The Leys, and St Faith's.

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