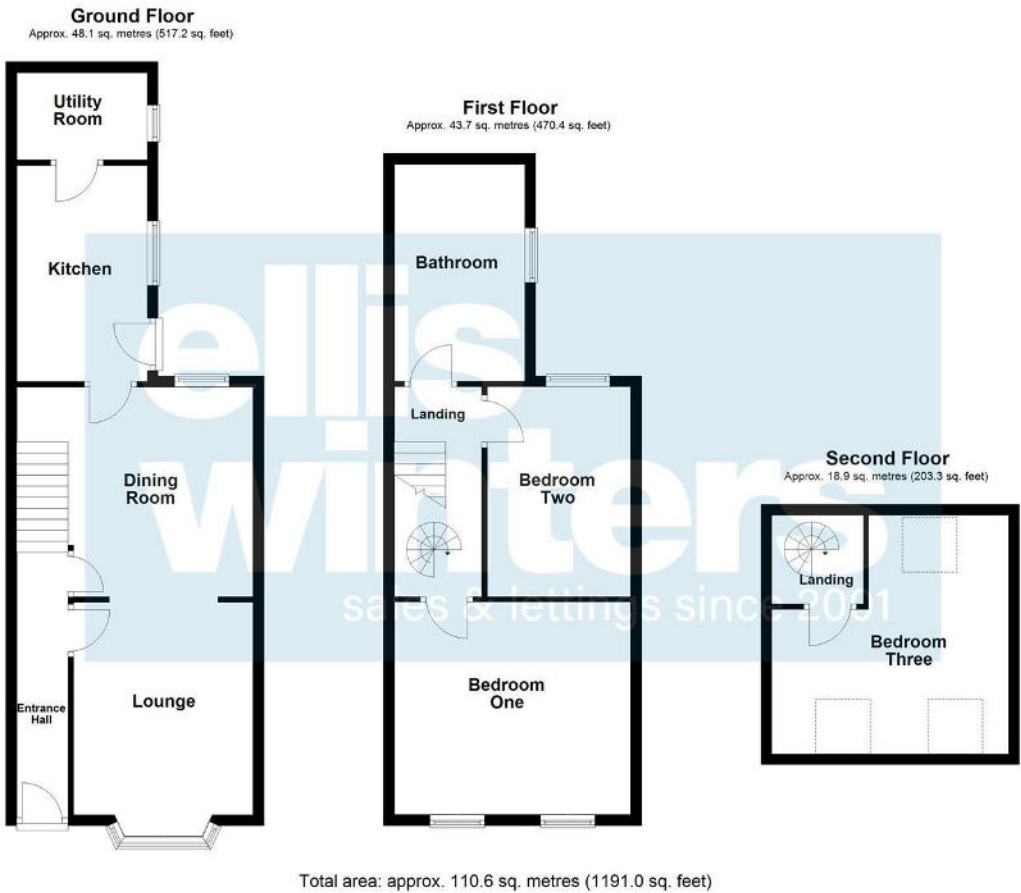




Ground Floor

Entrance Hall
4.83m (15'10") x 0.88m (2'11")

Lounge
3.89m (12'9") x 3.29m (10'9")

Dining Room
4.33m (14'2") max x 3.84m (12'7")

Kitchen
3.95m (12'11") x 2.41m (7'11")

Utility Room 2.39m (7'10") x 1.60m (5'3")

First Floor

Landing
3.84m (12'7") x 1.60m (5'3")

Bedroom One
4.33m (14'2") x 3.91m (12'10")

Bedroom Two
3.84m (12'7") x 2.63m (8'8")

Bathroom

Second Floor

Landing
1.67m (5'6") x 1.62m (5'4")

Bedroom Three
4.37m (14'4") max x 4.33m (14'2")

Outside
To the rear of the property, a walled enclosed courtyard garden which is predominantly low maintenance with mature shrubs boarding and a summer

house to the rear. Gated access opens to Euston Street.

Further Information
Tenure: Freehold
Council Tax: C
EPC: D
Parking: Residential parking permits are available via the local authority for the car park situated on Ingram Street, a short distance from the property.

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.

Disclaimer
All property details, photographs, floorplans, and other marketing materials produced by Ellis Winters are for general guidance only and do not form part of any contract. While we strive for accuracy, measurements, descriptions, and other information are provided in good faith but should be independently verified. We recommend that prospective buyers conduct their own due diligence before making any decisions.

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ASKING PRICE

£350,000

Temple Close

Huntingdon, Cambs, PE29 3QX

PROPERTY SUMMARY

A beautifully presented three-storey Victorian terraced home, full of period character and set in the heart of Huntingdon Town Centre. The ground floor offers a bay-fronted lounge with wood-burning stove, a generous separate dining room, galley kitchen and utility room. On the first floor, two double bedrooms are served by a stunning four-piece bathroom centred on a freestanding roll-top bath, while the principal bedroom enjoys a rare outlook over the Great River Ouse. A light-filled top-floor double bedroom with skylights completes the accommodation. Outside, a private walled courtyard garden with mature shrub borders, a summer house and gated rear access provides a charming outdoor retreat. Within walking distance of shops, schools, supermarkets, mainline rail and riverside walks. A home of genuine character — early viewing is highly recommended.

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