



Fox Hole Close, Warboys Huntingdon
£250,000 **Freehold**

**Sharman
Quinney**

Key Features



- Family Bathroom with Four-Piece Suite
- Private Cul-De-Sac
- Desirable Village Location
- Downstairs Cloakroom
- Off-Road Parking For Multiple Cars

Ground Floor

Entrance Hall
Leading to;

Kitchen

Fitted with a matching range of base and eye-level units with window to front.

Cloakroom

Fitted with a two-piece suite, and comprising of a low-level-WC and wash hand basin.

Lounge/Diner

Window to rear and French Doors leading to the Garden.

First Floor



Master Bedroom

Built-in wardrobe with window to front.

Bedroom 2

Built-in wardrobe with window to rear.

Family Bathroom

Fitted with a four-piece suite, and comprising of a double shower cubicle, bath, wash hand basin, low-level-WC and window to side.

Bedroom 3

Window to rear.

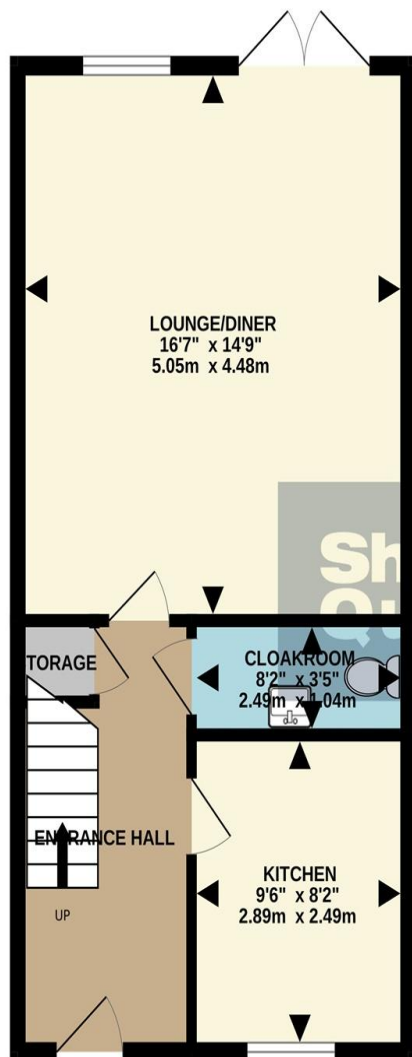
Outside

Situated in a private Cul-De-Sac, the front of the property offers allocated parking for multiple cars. The private rear enclosed garden offers a paved seating area, with separate vegetable patch, laid lawn to rear along with an additional patio area providing the perfect spot to unwind.

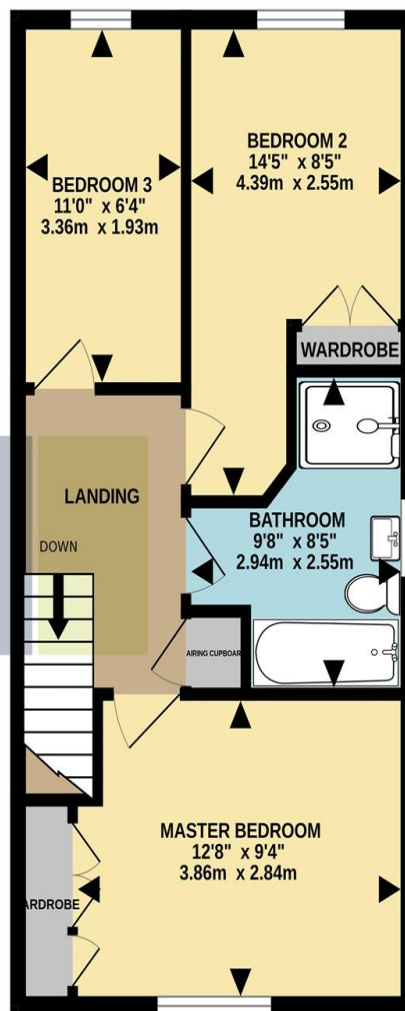
Agent Notes

Please note that the AML fee covers the costs of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

GROUND FLOOR
433 sq.ft. (40.3 sq.m.) approx.



1ST FLOOR
433 sq.ft. (40.3 sq.m.) approx.



TOTAL FLOOR AREA : 867 sq.ft. (80.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2026

To view this property call Sharman Quinney on:
01487 710345

Selling your property?

Contact us to arrange a **FREE**
home valuation.

 01487 710345

 17 Great Whyte, Ramsey, HUNTINGDON,
Cambridgeshire, PE26 1HG

 ramsey@sharmanquinney.co.uk

 www.sharmanquinney.co.uk



 SCAN ME



Sharman Quinney Holdings Limited is registered in England and Wales under company number 4174227, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

1: These particulars do not constitute part or all of an offer or contract. 2: The measurements indicated are supplied for guidance only and as such must be considered incorrect. 3: Potential buyers are advised to recheck the measurements before committing to any expense. 4: Sharman Quinney has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working condition of any appliances. 5: Sharman Quinney has not sought to verify the legal title of the property and buyers must obtain verification from their legal representative. 6: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask your co-operation in order that there will be no delay in agreeing the sale. Ref: RAM204894 - 0003

