





## ST MICHAELS, LONGSTANTON, CAMBRIDGE, CB24 3BZ

- Cambridge – approx.10 miles
- St Ives – approx. 11 miles
- Guided Bus Route Station – approx.1.5 miles
- A14/M11 – approx. 2 miles

Superb specification throughout • Full of natural light • Open-plan living/dining/breakfast room • Family room/study • Cloakroom • 4 Bedrooms • 3 Bathrooms (2 en-suite) • Double garage & gated driveway • Outside store & shed • Landscaped garden & meadow • EPC rating B

### DESCRIPTION

The Stones is an exceptional village home situated on a quiet road on the edge of the village. The high-quality accommodation, which extends to over 2,300sqft, is superbly presented throughout and the attention to detail is evident at every turn. All modern living needs are fully catered for and every convenience has been thought of including bespoke lighting, bespoke cabinetry, remotely controlled windows and blinds, underfloor heating with separate thermostats, Hydro water tap and water softener.

On the ground floor is focussed around the fabulous open plan living/dining/kitchen space with Stovax gas fire, doors to the garden and fully-fitted kitchen with Siemens appliances, full size Liebherr red and white wine fridges, stone worktop and tiled flooring. There is also a family room/study to the front, a utility room and a cloakroom.

On the first floor are double bedrooms including a beautiful principal suite with Juliette balcony overlooking the gardens and custom built range of wardrobes and three modern bathrooms.

**TRULY STUNNING AND HIGHLY INDIVIDUAL DETACHED HOME WITH CONTEMPORARY AND BEAUTIFULLY FINISHED ACCOMMODATION AND LARGE, SECLUDED GARDENS WITH WONDERFUL OUTLOOKS.**











## OUTSIDE

The property is approached via impressive remotely controlled electric gates which open to the resin bound driveway providing ample, secure parking. There is a useful outdoor bicycle/storage shed with ample space and dawn-til-dusk lighting. The landscaped gardens are also lit and provide wonderful al-fresco entertaining and dining space. The terrace has an electric awning with lighting and heaters, bringing the outside in at all times of the year. The lawned gardens lead down to a gate to a lovely, secluded meadow with a potting shed with veranda, the perfect private place to relax and enjoy the views. A garden shed, with electric, provides space for garden machinery etc.

## LOCATION

Longstanton is an attractive and well-served village situated approx 10 miles from Cambridge. The village itself offers varied local amenities including a general store/post office, a dentist and a doctor, a public house and a recreation ground. Further facilities can be found in the neighbouring village of Willingham as well as a Tesco superstore in nearby Bar Hill. Schooling requirements are also well catered for with a primary school in the village with secondary schooling at the highly regarded Swavesey Village College. For the commuter there is easy access to the A14 and M11 (N&S) along with the guided bus route station (between Longstanton and Willingham) providing a regular service to Cambridge and St Ives.

## ADDITIONAL INFORMATION

**Tenure:** Freehold

**Services:** All main services are connected

**Local Authority:** South Cambridgeshire District Council

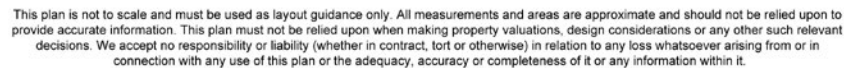
**Viewings:** Strictly by appointment with the Selling Agents  
Carter Jonas 01223 403330












Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
<b>A</b> (92-100)			
<b>B</b> (81-91)		86	91
<b>C</b> (69-80)			
<b>D</b> (55-68)			
<b>E</b> (39-54)			
<b>F</b> (21-38)			
<b>G</b> (1-20)			
<i>Not energy efficient - higher running costs</i>			
England, Scotland & Wales		EU Directive 2002/91/EC	

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