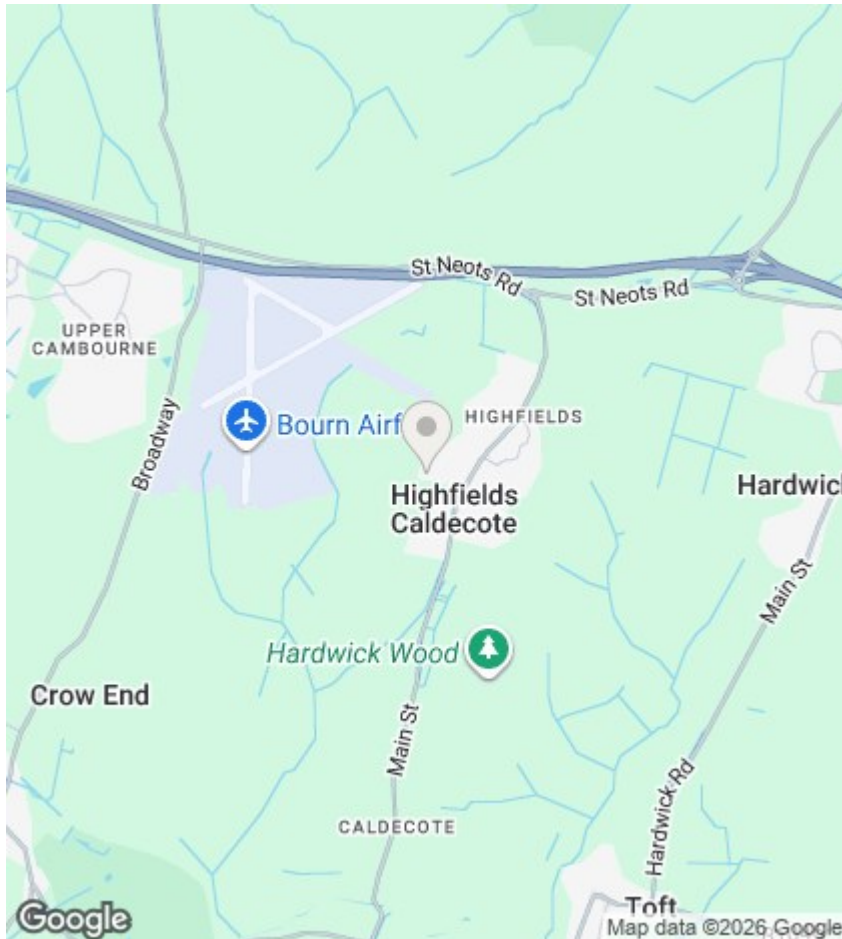




Grafton Drive, Highfields Caldecote, Cambridgeshire

Asking price £700,000

- Balfour Beatty NEW HOME – READY FOR OCCUPATION NOW!
- Master Ensuite with Walk in Wardrobe
- Landscaped Garden
- Double Garage
- 10 YEAR NHBC WARRANTY
- Fully Fitted Kitchen with Integrated Appliances
- 4 Bedrooms, 2 Reception Rooms, 3 Bathrooms
- 1,788 sq. ft.
- Solar Panels & Electric Charging Point
- LAST UNITS REMAINING – DO NOT MISS OUT!



Directions

Viewings

Viewings by arrangement only. Call +44 20 3300 3550 to make an appointment.

Council Tax Band:

D

EPC Rating:

C

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	72	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC



Dimensions

Living room
3.68m x 5.00m

Breakfast Kitchen / Dining room
5.52m x 4.21m

Family area
3.83m x 3.64m

Utility room
1.87m x 1.81m

Study
3.40m x 2.52m

Cloakroom
1.47m x 1.81m