



**MAPLE RISE, PAMPISFORD ROAD, CB21**  
**£1,350,000**

**Carter Jonas**



# MAPLE RISE, PAMPISFORD

This exclusive development in Great Abington, where modern architecture meets traditional farmhouse design, has been built and finished to an exceptional standard by David Reed Homes. Benefitting from oak internal doors with designer bronze hardware and stunning handmade kitchens by award-winning designer, David Hall Kitchen and Furniture Makers. Using Green Energy Air Source Heat Pump and Underfloor heating on the ground floor with individual thermostats to each room, this property boasts excellent specification.

Proudly stood on the private road of Maple Rise, Plot 7 is currently under construction with anticipated completion date of Winter 2023.

This handsome five-bedroom detached home sits in a particularly spacious plot.

Welcomed through the bespoke oak porch, it boasts over 2900sqft of accommodation, including a large entrance hall, open-plan kitchen/dining/family room with bi-fold doors onto rear garden, and a utility room which can be accessed externally. The ground floor is also host to a study/snug, separate sitting room with feature fireplace and a cloakroom.

To the first floor you will be greeted by a bright, generous landing, four double bedrooms with en-suite to principle and bedroom 2, with a further family bathroom positioned between bedrooms 3 & 4. Bedroom 5 and en-suite shower room is situated above the double garage.

\*Please note these photos are of the previous show home and include CGI. Used for demonstration purposes only\*

## AMENITIES

- Air source heat pumps
- Particularly spacious plot
- Generous landscaped gardens
- Dedicated utility room
- Double garage and private driveway
- High specification kitchen by award winning designer, David Hall Kitchen and Furniture Makers
- Highly desirable village location with countryside views
- Finished to an impeccable standard throughout

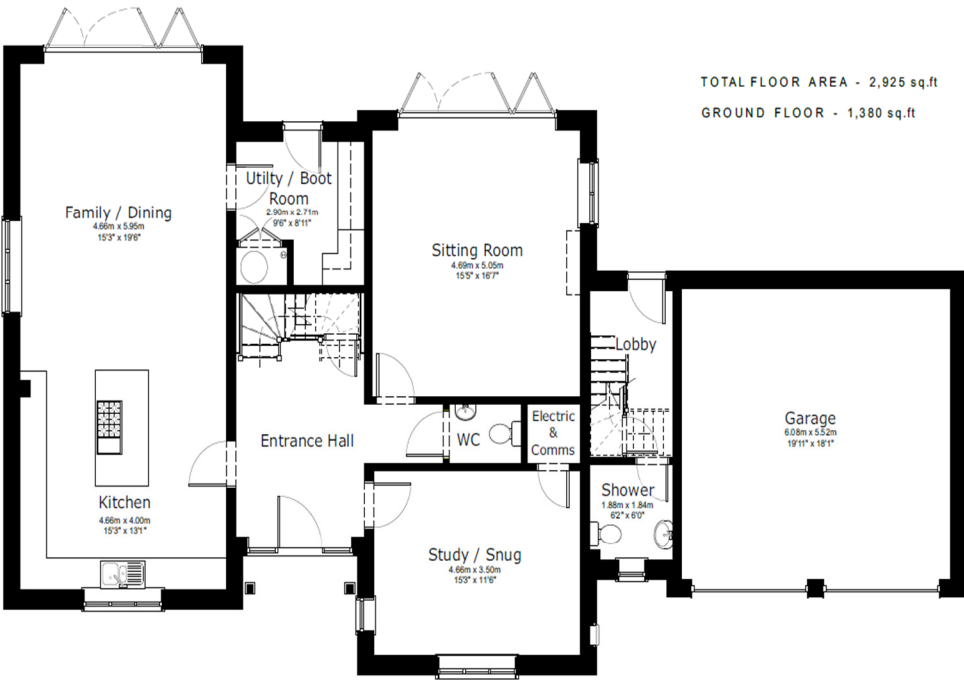
**7 MAPLE RISE IS A STUNNING FIVE BEDROOM DETACHED HOME LOCATED IN THE POPULAR VILLAGE OF GREAT ABINGTON, BUILT TO AN EXCEPTIONAL STANDARD WITH EXCELLENT SPECIFICATION.**



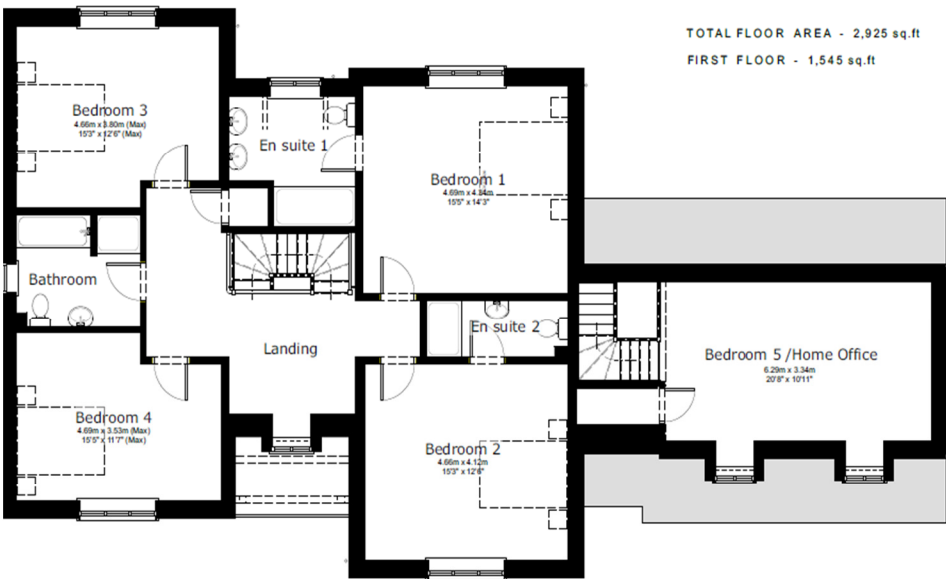




PLOT 7 - Pampisford Road, Great Abington



impisford Road, Great Abington



FIRST FLOOR

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