



Bush & Co.



225 Cherry Hinton Road, Cambridge, Cambridgeshire, CB1 7DA

£465,000 Freehold



Energy Rating Band C

Cherry Hinton Road is conveniently situated to the favoured south side of the city. The location allows easy access to the city centre, railway station and the Addenbrookes Hospital Biomedical Campus. There are numerous shops and supermarkets nearby and good schooling for all ages is available.

The accommodation is arranged over 2 floors measuring over 889 SQ FT and comprises, timber and glazed door to entrance porch, door to Sitting/ dining room featuring a fire place with tiled inset and surround, timber flooring, double glazed windows and radiator. Inner hall with stairs to first floor.

Bathroom is a modern well-presented suite with panel bath and shower over, hand basin and WC. Cupboard housing Vaillant gas fired boiler and radiator. Kitchen is well fitted with sink unit and mixer taps, a range of wall and base units, gas hob, electric oven, dishwasher and washing machine, inset lighting and door to rear garden.

First floor landing 3 bedrooms with double glazed windows and radiators.

Outside is a front garden with path to front door, shrubs and fence and gate. The rear garden is laid to lawn and terrace with a shed at the bottom of the garden.

Tenure: Freehold

Services: Gas, electricity, water and drainage.

Council Tax: C



Exceptional service in Cambridge and the surrounding villages

Bush & Co is a leading independent estate agency that takes pride in providing the friendly, professional advice you would expect from a long established company combined with the dynamic efficiency of a contemporary, progressive practice.

At Bush & Co we value your custom as highly as we value our own integrity and reputation. Please contact us for a confidential discussion and impartial advice on how we can deliver a truly bespoke service which we are sure will exceed your expectations.

- * Honest valuations with a true market assessment
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- * Premium and feature listing status
- * Dedicated sales progression
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- * Professional quality photography
- * Media tours

Contact us for a free valuation of your property
01223 246262
sales@bushandco.co.uk

Established. Independent. Passionate



Further Information

Tenure - Freehold

Council Tax - Band C

Fixtures & Fittings - Unless specifically mentioned in these particulars all fixtures and fittings are expressly excluded from the sale

Viewing - By Appointment

169 Mill Road
Cambridge
Cambridgeshire
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