



Bush & Co.

## 122 New Street, Cambridge - £1,200 PCM

A well presented purpose built, one bedroom ground floor apartment located with good access to the City Centre and main line train station and within walking distance of many local shops and amenities

Rent – £1200 pcm (£276 pw)  
 Deposit – £1384  
 Available unfurnished 6th July 2024  
 Long term tenancy  
 Allocated parking for one car

### Kitchen

8'4" x 6'6" (2.55 x 2)  
 Modern fitted kitchen with electric hob and oven, fridge freezer and washer-dryer

### Living Room

15'3" x 9'4" (4.67 x 2.86)  
 Well proportioned front living/dining room with wood laminate flooring

### Bedroom

11'1" x 7'11" (3.40 x 2.43)  
 Double bedroom at rear of the property with wood laminate flooring and built in wardrobe

### Bathroom

Bathroom with shower over the bath

### Key information

EPC Rating – C  
 Council Tax Band – B (Cambridge City Council)

### IMPORTANT NOTICE

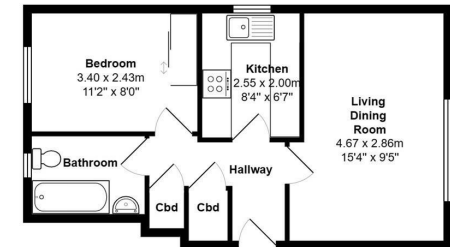
These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending tenants should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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New Street Cambridge



Total Area: 38.0 m<sup>2</sup> ... 409 ft<sup>2</sup>  
 All measurements are approximate and for display purposes only

Plan prepared by charlesjharrison.co.uk

