



Bush & Co.

# 54C Cowper Road, Cambridge - £1,600 PCM

A charming modern two bedroom Detached Bungalow ideally located off Cherry Hinton Road offering quick and easy access to Addenbrookes Hospital, the mainline Train Station and Cambridge City Centre and within walking distance from a wide variety of shops and local amenities.

## Entrance Hallway

Entrance hall with washing machine in cupboard

## Kitchen/Living Room

27'3" x 14'3" (8.33 x 4.35)  
Spacious and bright open plan kitchen/living room with French doors leading to paved garden. The kitchen is fitted with electric hob and oven, under counter fridge and slimline dishwasher

## Bedroom 1

12'9" x 10'7" (3.91 x 3.25)

Large double bedroom

## Bedroom 2

9'3" x 8'10" (2.83 x 2.71)

Second small double bedroom

## Bathroom

Modern fitted bathroom with shower over bath, heated towel rail, hand basin with storage, mirror and WC

## Garden & Parking

Rear paved garden, shared covered bike store and street parking available

## Key Information

EPC Rating – B

Council Tax Band – C (Cambridge City Council)

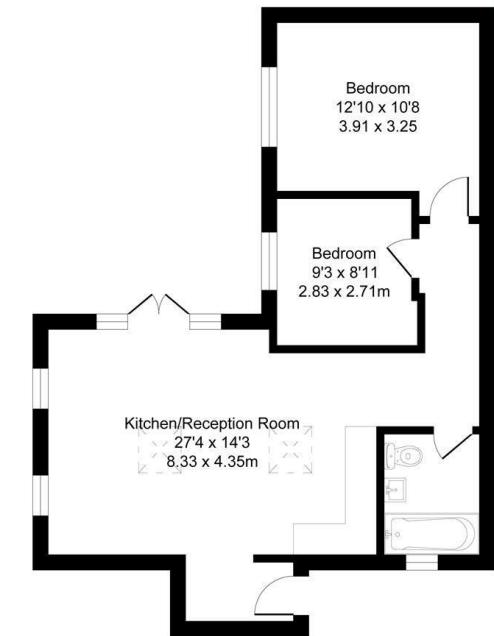
Rent – £1600 pcm (£369 pw)

Deposit – £1846

Available unfurnished 17th March 2026

Long term tenancy

- Detached Bungalow
- Gas Central Heating
- Secure Entrance Gate
- Street Parking Available
- 64.2 sqm / 691 sqft
- Two Bedrooms
- Double Glazing
- Shared Bike Storage
- Sorry, No Pets or Smokers



Total Area: 64.2 m<sup>2</sup> ... 691 ft<sup>2</sup>

All Measurements are approximate and for display purposes only

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A		95	
(81-91) B		81	
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
EU Directive 2002/91/EC			
England & Wales			

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
EU Directive 2002/91/EC			
England & Wales			

## 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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