



Merrington Place, Impington Cambridge
£160,000 Leasehold

**Sharman
Quinney**

Key Features



125 Years remaining as of 01 Nov 2010

£Ask Agent Ground Rent pcm

Review due: Ask Agent

£400.71 Service Charge pcm

Review due: Ask Agent

- 50% shared ownership with option to purchase 100%
- Modern open plan living accommodation
- Integrated appliances
- En-suite plus separate WC
- Patio area overlooking communal garden

Nestled in a serene village setting, this stunning one-bedroom, ground-floor apartment offers the perfect blend of modern living and convenience. Just minutes from Cambridge city centre and with easy access to the A14 and M11, this property ensures you're never far from the action while enjoying the tranquillity of village life.



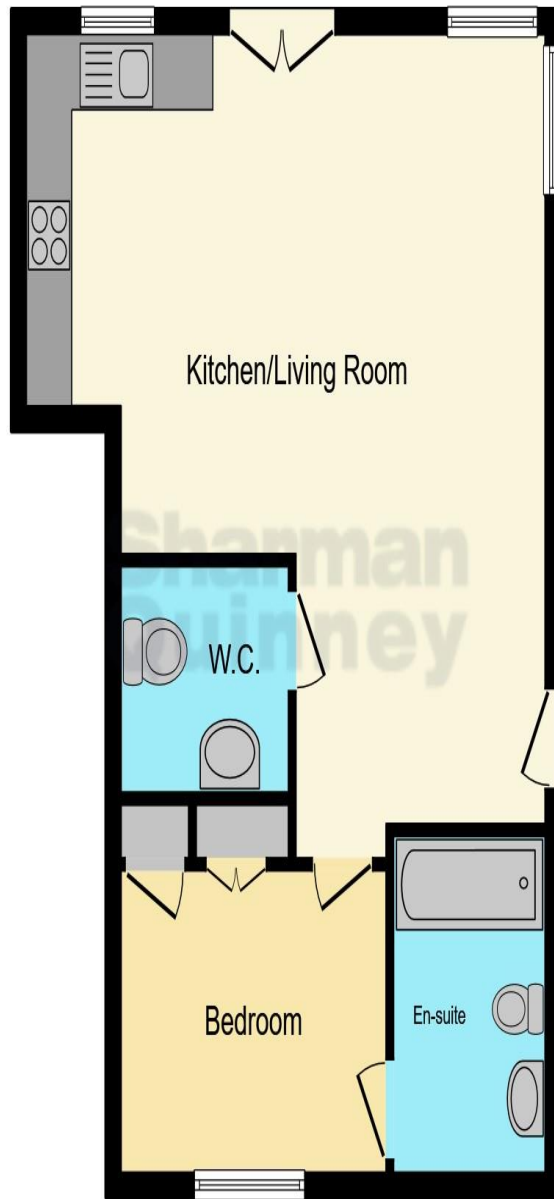
Step inside to a beautifully designed, open plan living, kitchen, and dining space, ideal for entertaining or unwinding after a long day. The kitchen comes fully equipped with sleek integrated appliances, offering both style and functionality. The spacious double bedroom features a luxurious en-suite, complemented by a separate WC for guests.

Outside, relax on your private patio, which overlooks a beautifully manicured communal garden. The property also includes allocated parking, ensuring hassle-free living.

With 50% shared ownership, this home offers an affordable route onto the property ladder, with the option to staircase to full ownership.

Open plan kitchen / living area - 6.8m max x 6.2m max (22'2 max x 20'3 max)
Cloakroom
Bedroom one - 3.4m x 2.6m (11'1 x 8'5)
En-suite





This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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 Unit 5 Orchard House Unwin Square, Orchard Park, CAMBRIDGE, Cambridgeshire, CB4 2AD

 orchardpark@sharmanquinney.co.uk

 www.sharmanquinney.co.uk



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Sharman Quinney Holdings Limited is registered in England and Wales under company number 4174227, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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