



Huntingdon Road, Girton

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A beautiful, newly renovated detached property with four double bedrooms, two ensuite shower rooms, four reception rooms and a large utility room. With garage and off-road parking and large front and rear gardens.

£4,500 pcm

Huntingdon Road,
Cambridge, CB3 0LG



This is a particularly special property, recently extended and renovated to a high standard, with generous proportions, garage, plenty of off-road parking and in an ideal location for both the City Centre and commuting.

The property has been refurbished with a mixture of new carpets, oak effect laminate and bespoke tile flooring. On arrival there is a bright porch with an oak door that leads to a welcoming reception hall and wc. The ground floor links through to a large double aspect sitting room with feature fireplace, a separate dining room with patio doors to the rear and on to a very generous open planned kitchen living room with further doors out to the garden and leading back to the entrance hall. This gives a lovely flow to the living space that would be ideally suited to busy family life.

The kitchen is modern with shaker-style units and concrete effect worktops, an induction range style cooker and a large central island with integrated fridge, freezer and microwave. The carefully considered renovation also includes two large built in pantry style storage areas and the addition of a brand-new utility area which comes complete with further built in units, storage, chrome towel radiator, double basins, a separate washer and tumble dryer and a unique 'dog shower' station for a permitted pet up to 15kgs.

There are four bedrooms on the first floor accessed via the main staircase which has been fitted with a bespoke oak handrail which can be removed to allow larger furniture to be taken upstairs. The master suite is triple aspect and has been fitted with built in wardrobes and a new ensuite shower room. The other bedrooms are all doubles with built in wardrobes and a further ensuite. The family bathroom has finished with a bath with shower over, built in vanity storage, WC and basin.

Both the front and rear gardens have been thoughtfully landscaped and will have additional trees and shrubs added in the spring. There is an attractive porcelain patio, lawn with a shrub boarder and a workshop shed to the rear. To the front there is a mix of planting and gravelled parking area with access to the garage. *Gardening will be an additional £250pcm and will include lawn and hedge maintenance, establishment of new landscaping and patio jet washing throughout the year.

New double glazing throughout. Gas central heating. Available now to a professional household. Pets considered with a maximum of two cats and two dogs with a mature weight of 15kgs each or under.







204 sqm / 2196 sqft

4 bed, 3.5 bath, 4 recep

Council tax band - H

EPC - C / 69

Gas central heating

Off road parking & garage

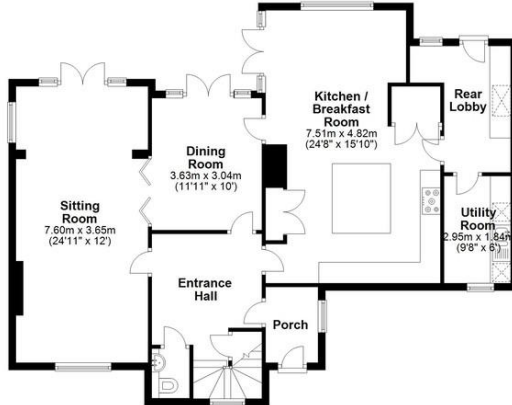
Large gardens

Available May 2024



Ground Floor

Approx. 105.4 sq. metres (1134.3 sq. feet)



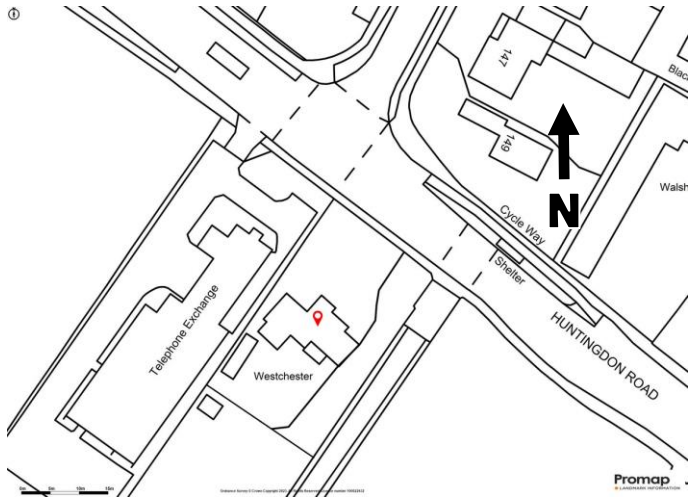
First Floor

Approx. 98.6 sq. metres (1061.7 sq. feet)



Total area: approx. 204.0 sq. metres (2196.1 sq. feet)

Drawings are for guidance only
Plan produced using PlanUp.



Westchester is located on Huntingdon Road close to Girton, an attractive tree lined area of large properties set back from the main road. There are regular bus services and it is around a 10 minute cycle ride and 1.5 miles to the city centre, also within walking distance are Fitzwilliam, Churchill and Girton Colleges, NIAB and the new Cambridge University Primary School. It is also very conveniently positioned for easy access to the M11 South and the A14 North and East. Nearby on Histon Road, Victoria Road and in Girton there are a good range of local facilities and stores, restaurants and takeaways, as well as being in easy reach of Cambridge City Centre

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