



Lode Road, Bottisham

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A beautifully extended, five-bedroom detached property with two balconies, centrally situated in the village of Bottisham. Close to local amenities and only seven miles from Cambridge city centre.

£2,500 pcm

Lode Road, Cambridge,
CB25 9DJ



This five-bedroom detached property has been thoughtfully extended and is located in the highly desirable village of Bottisham. It has been modernised and refurbished with a new kitchen, bathrooms and will be fully re-decorated throughout prior to a tenant taking occupancy.

The property is tastefully surrounded by hedges and is accessed via the gravel driveway to the front. Stepping through the front door is the entrance hallway with bedroom two immediately to the left. This is a large double bedroom with built in wardrobes spanning the majority of the far wall.

The principal bedroom is located on the ground floor and has extensive built in wardrobe space, as well as French doors opening out to the stunning rear garden. Bedroom three is located to the right of the entrance hall and has an en-suite shower room, whilst bedroom four has views over the rear garden. There is also the useful utility room with space for washing machine and tumble dryer, plus access to the garden. A shower room completes the ground floor.



On the first-floor landing is access to the front facing terrace, as well as bedroom five which could also be used as a study or nursery. The open plan living / dining room and kitchen is the hub of the house and the ideal space for entertaining. The living / dining room features wooden flooring and bi-fold doors opening out to the rear terrace which overlooks the rear garden. The new kitchen is modern and tastefully designed, with integrated oven and hob, and dishwasher plus space for fridge / freezer.

Externally, the property has a mature, southwest facing garden with large patio area, shed and barbecue. Further features include driveway parking for multiple vehicles and EV charging point, air source heat pump electric heating, triple glazing and new oak flooring fitted throughout. Regular gardening is included in the rent.

Pets considered.

Available 31st July 2024. Video tour available.





195 sqm / 2102 sqft

5 bed, 3 bath, 2 recep

Council tax band - F

EPC D / 58

Electric heating

Driveway parking

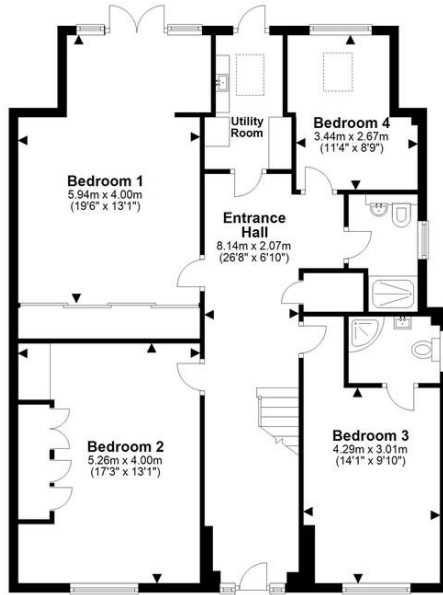
Gardener included

Available July 2024



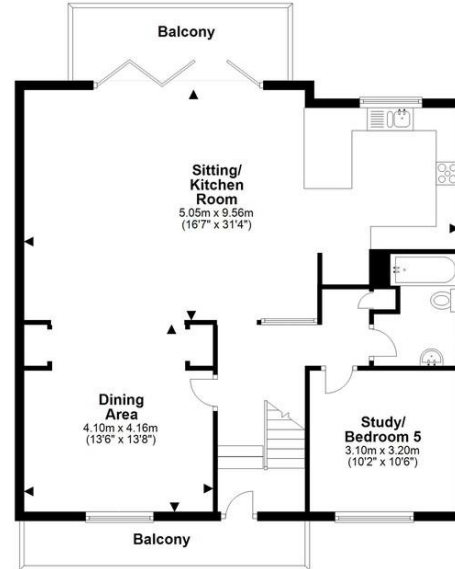
Ground Floor

Approx. 105.9 sq. metres (1140.4 sq. feet)



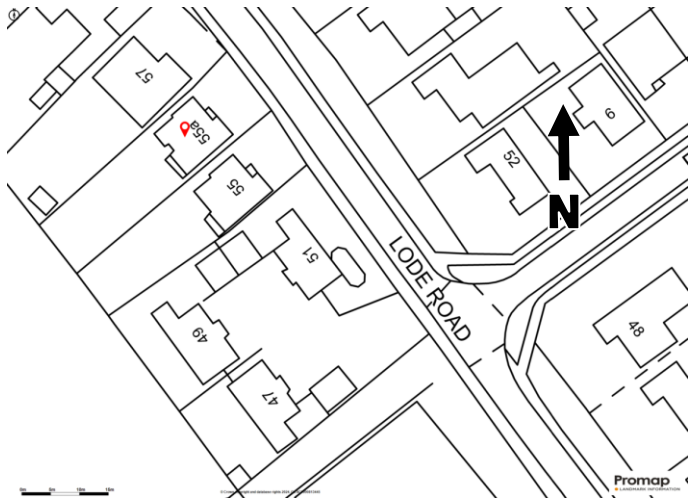
First Floor

Approx. 88.8 sq. metres (955.4 sq. feet)



Total area: approx. 194.7 sq. metres (2095.8 sq. feet)

Drawings are for guidance only. www.beachenergy.co.uk - IPMS 2
Plan produced using PlanUp.



Bottisham lies around 4 miles north east of Cambridge. The village is very popular for those looking for traditional village life yet it is close to the city centre and major road links. Within the village there are excellent facilities including a doctors and dentists surgery, a primary school and an Ofsted rated 'Outstanding' village college. Other facilities include a post office/Village Store, public house, Chinese restaurant and very popular Italian restaurant.

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