



Anstey Way, Cambridge

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Lettings @cookecurtis.co.uk

www.cookecurtis.co.uk

Located in the centre of Trumpington, this modernised first-floor apartment offers practical and comfortable living. The open-plan kitchen and living area is well laid out, with modern fittings and good natural light. There are three well-proportioned bedrooms, a contemporary bathroom and the property includes some furnishings. Local shops, transport links, and amenities are all within easy reach.

£2,000pcm

Anstey Way, Cambridge,
CB2 9JE



A tastefully refurbished three-bedroom apartment situated on the first floor. This property offers spacious, modern accommodation with a thoughtfully designed open-plan living, dining, and kitchen area. The kitchen is fitted with a range of contemporary neutral wall and base units, complemented by a marble-effect worktop. It also features a sleek glass hob, integrated oven, dishwasher, full-size freestanding fridge freezer, and a washing machine.

Access is via a communal stairwell with an intercom entry system. Upon entering the apartment, you are welcomed into a generously proportioned open-plan living, dining, and kitchen area. The kitchen is fitted with a range of contemporary neutral wall and base units, complemented by a marble-effect worktop. It also features a sleek glass hob, integrated oven, dishwasher, full-size freestanding fridge freezer, and a washing machine.

The living area offers ample space for both relaxing and dining, and comes furnished with a dining table, freestanding lamp, a wall-mounted television* and a fitted floating TV stand-creating a modern and comfortable setting for everyday living.

There are three bedrooms in total: two spacious doubles and a third single bedroom, ideal for use as a home office, nursery, or additional storage. The main bathroom is fitted with a modern suite, including a bath with overhead rainfall shower and glass screen. There is also an illuminated mirror, wash basin and a WC unit with integrated storage.

Additional benefits include generous in-apartment storage, double glazing throughout, and a location that offers both peace and convenience-ideal for professionals looking for a well connected home in a sought-after area.

Available now for long term let.

Please refer to the 'Tenant Guide' brochure, for more information regarding the tenancy application process, referencing, terms and conditions of the holding fee and payments due before the start of the tenancy.

Uk power networks suggest the electricity is currently supplied by: EON
Find my supplier suggest the gas is currently supplied by: EON
Ofcom suggests the maximum broadband speed is: 1000mbps.
Gov.uk suggests the property has not flooded in the last 5 years.







75sqm / 812sqft

3 bed, 1 bath, 1 recep

EPC - C / 79

Council tax band - B

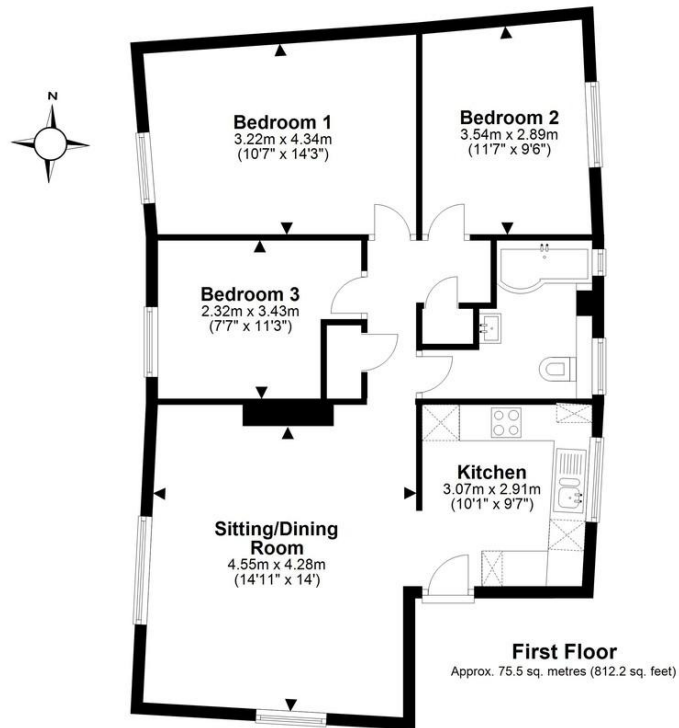
Gas central heating

No parking

Modernised

Available now





Total area: approx. 75.5 sq. metres (812.2 sq. feet)

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



Trumpington is a thriving, fast growing part of the city that still manages to retain its village identity and sense of community. It is exceptionally well located for access into the Addenbrooke's campus, out to the M11 and into the city by car, bus, guided bus, one of a few purpose built cycle routes, or even an enthusiastic walk. The city's mainline station can be easily reached along the guided busway cycleway without having to mix with car traffic at all. The area has two primary schools with a brand new state-of-the-art secondary school built in 2016 with excellent sporting facilities. A number of Private schools are within cycling distance. There are also various restaurants, pubs, shops, a post office, hairdresser, surgery, chemist, Waitrose supermarket and two new country parks.

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