

For Sale

Offers in excess of **£230,000** Freehold



The Pastures, Hardwick, Cambridge, CB23 7XA

INVESTMENT OPPORTUNITY

Competitively priced mid terrace home with fantastic potential for either a first time buyer to make the house their home or an investor to grow their portfolio. Comprising Kitchen, Lounge/Diner, two bedrooms, bathroom, driveway parking and garden.



Residential Sales & Lettings | Mortgage Services |
Conveyancing | Surveyors | Land & New Homes

Property Details

Entrance Hall

Door to front, window to front.

Kitchen 9' 8" x 8' 5" Max (2.95m x 2.57m Max)

Window to front, fitted wall and base units, work surfaces, stainless steel sink and drainer, gas oven, plumbing for washing machine, space for fridge/freezer, door to garden.

Lounge 13' Max x 13' 11" (3.96m Max x 4.24m)

Window to rear, electric fireplace, cupboard, under stairs cupboard, stairs to first floor accommodation, door to rear.

Landing

Loft access, cupboard.

Bedroom One 11' 1" x 9' 10" (3.38m x 3.00m)

Window to rear, cupboard.

Bedroom Two 11' 3" x 6' 5" (3.43m x 1.96m)

Window to front.

Bathroom

Window to front, bath with mixer taps, wash hand basin, WC.

Rear Garden

Enclosed rear garden.

Parking

Driveway parking to front of property.



To view this property please contact Connells on

T 01954 714900
E cambourne@connells.co.uk

Unit 2 Caxton House Broad Street Great Cambourne
CAMBRIDGE CB23 6JN

Tenure: Freehold

EPC Rating: D

Property Ref: CBN305971 - 0006

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

see all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk