



**Connells**

Hudson Road  
Upper Cambourne



Hudson Road,  
Upper Cambourne, CB23 6ED

For Sale Guide Price  
**£350,000 - £365,000**



Popular end-terrace townhouse layout benefitting from kitchen/breakfast and lounge to the ground floor. Middle floor presents two bedrooms and a family bathroom then stairs leading to a top floor suite with ensuite. Private garden and two allocated parking spaces.

### Entrance Hall

Door to front, understairs cupboard, stairs to landing, radiator.

### Cloakroom

Wash hand basin, WC, part tiled, extractor fan, radiator.

### Kitchen/Breakfast

10' 1" x 9' 7" Max ( 3.07m x 2.92m Max )

Wall and base units, work surfaces and upstands, electric double oven, gas hob, stainless steel splashback and cooker hood, integrated dish washer and washing machine, space for fridge/freezer, tiled flooring, central heating boiler in cupboard, window to front, radiator.

### Lounge

15' 8" x 12' 3" Max ( 4.78m x 3.73m Max )

French doors to rear, two windows to rear, telephone point, tv point, radiator.

### First Floor Landing

Stairs to entrance hall and second floor landing, window to front, radiator.

### Bedroom Two

15' 8" x 11' 6" ( 4.78m x 3.51m )

Two windows to rear, radiator.

### Bedroom Three

8' 10" x 8' 5" ( 2.69m x 2.57m )

Full length window to front, radiator.

### Bathroom

P-Shape bath with mixer taps, shower over and glass screen, wash hand basin, WC, fully tiled, extractor fan, chrome heated towel rail.

### Second Floor Landing

Stairs to first floor landing, storage cupboard, radiator.

### Bedroom One

17' 6" + Wardrobes x 12' Max ( 5.33m + Wardrobes x 3.66m Max )

Window to front, three door built in wardrobe, telephone point, television point, radiator, restricted head height.

### Ensuite

Shower cubicle, wash hand basin, WC, tiled flooring, fully tiled, keylite window to rear, extractor fan, chrome heated towel rail, restricted head height.

### Rear Garden

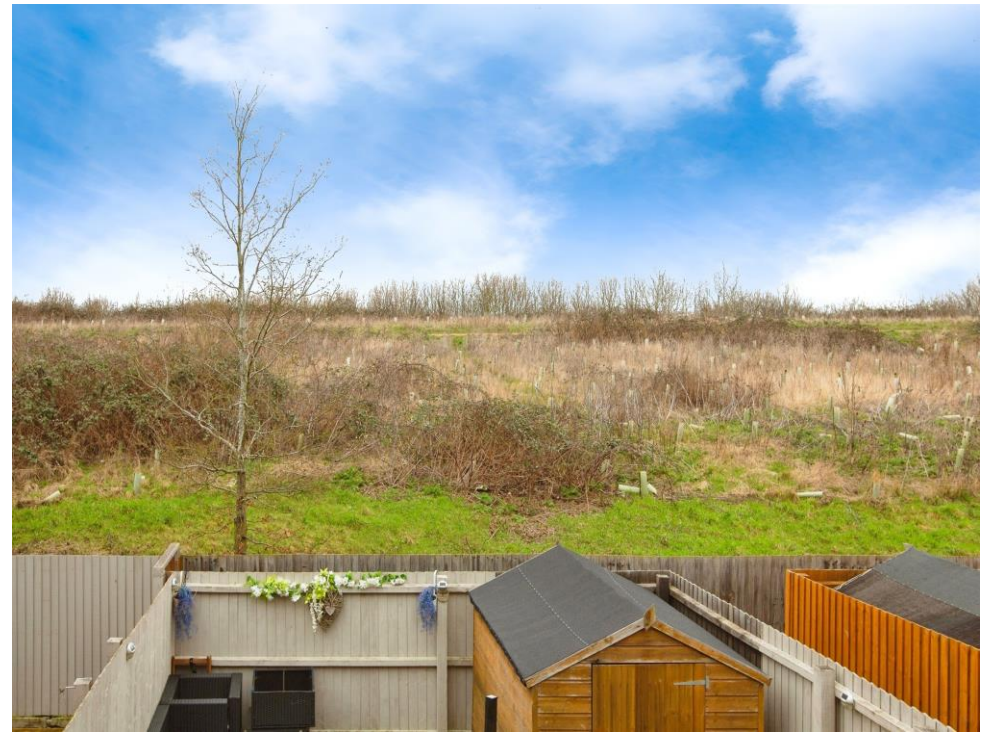
Fence enclosed, gate to side, laid to lawn, decking area, patio area, water butt, tap, light, shed, pathway to shed.

### Parking

Two allocated parking spaced to the front of the property.

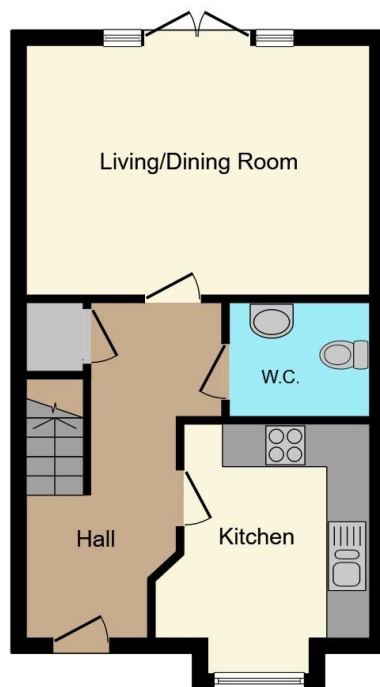




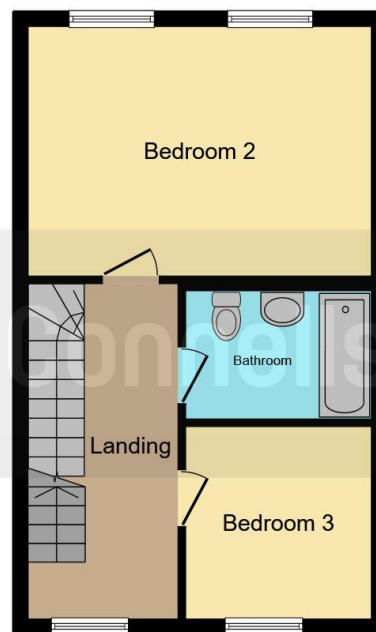




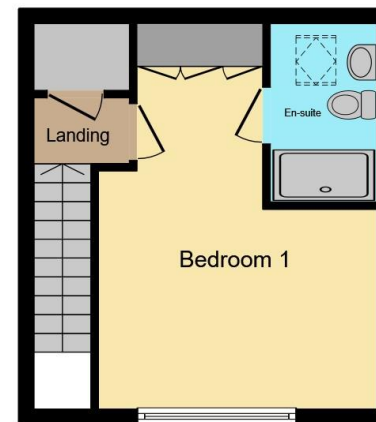




**Ground Floor**



**First Floor**



**Second Floor**

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**T 01954 714900**  
**E [cambourne@connells.co.uk](mailto:cambourne@connells.co.uk)**

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

**EPC Rating: B**

Tenure: Freehold

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