



Vickers Way, Upper Cambourne Cambridge  
**£350,000** Freehold

**Sharman  
Quinney**



# Key Features



- New Flooring Throughout the Downstairs
- Private Rear Enclosed Garden
- Desirable Location within Upper Cambourne
- Walking Distance to Local Schools and Amenities
- Easy Access to Major Transport Links

On the outskirts of Upper Cambourne this home is located perfectly. Close to local Schools and Amenities. This immaculately presented home also boasts being on the doorstep to the Cambourne Nature Trail, perfect for dog walkers. Public transport is very well connected within the area and major road links take you into Cambridge in approximately 20 minutes. The nearest main line train station is St Neots, approximately 8.5 miles away, where you can get a direct train to Kings Cross within 43 minutes.

## Ground Floor

Entrance Hall  
Leading to;

Kitchen - 11.01" x 8.04" (3.37m x 2.54m)



Fitted with a range of matching wall and base units, with window to front.

#### Cloakroom -

Fitted with two-piece suite with wash hand basin and WC.

Lounge/Diner - 15.04" x 12.08" (4.67m x 3.86m)  
Window to rear and side with door to garden.

#### First Floor

Master Bedroom - 15.03" Max x 13.06" Max  
(4.64m Max x 4.11m Max)  
2 windows to front.

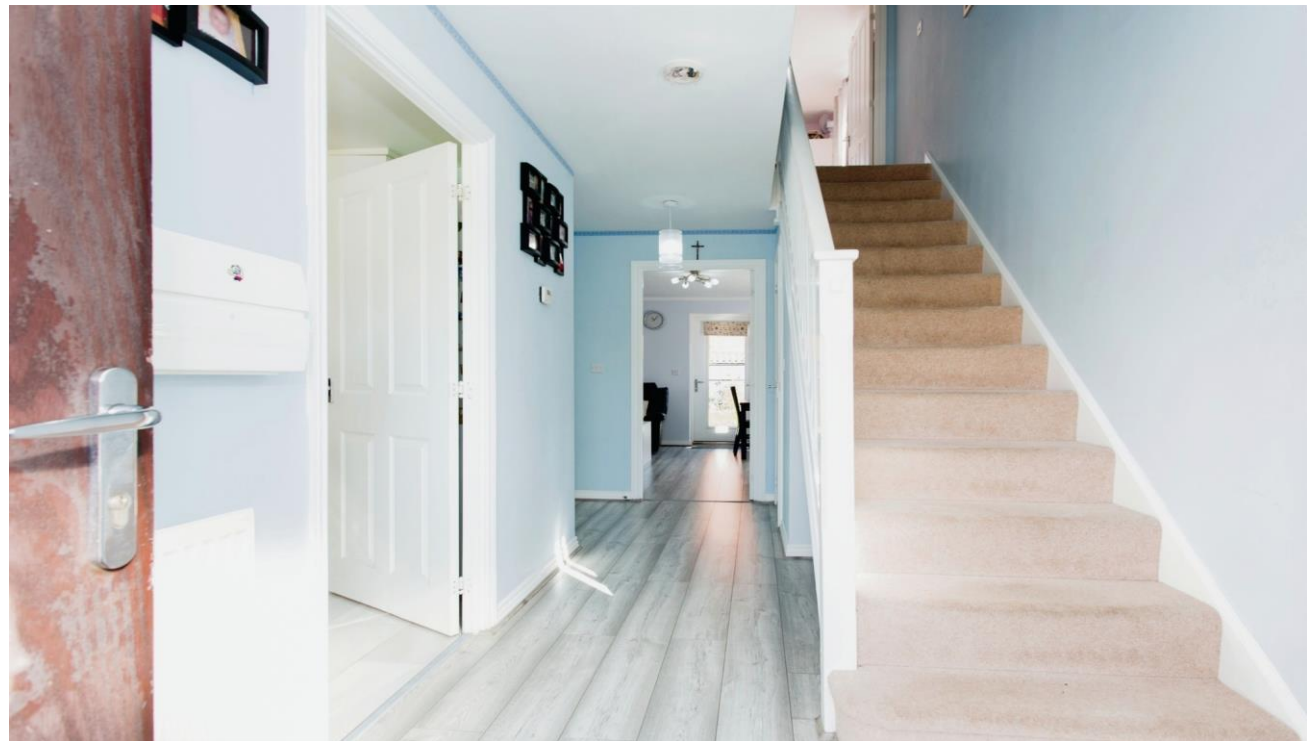
Bedroom 2 - 10.00" Max x 11.11" (3.04m Max x 3.63m Max)  
Window to rear.

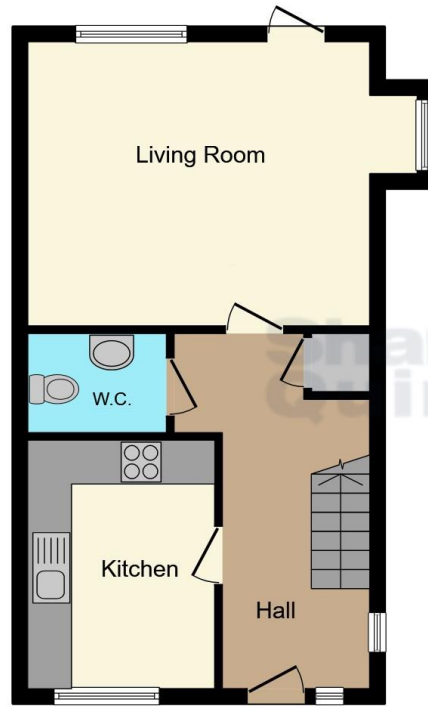
Family Bathroom - 6.10" x 5.06" (2.08m x 1.67m)  
Fitted with a three-piece suite comprising of a bath with overhead shower, wash hand basin and low-level-WC.

Bedroom 3 - 11.02" Max x 6.04" Max (3.40m Max x 1.93m Max)  
Window to rear and side.

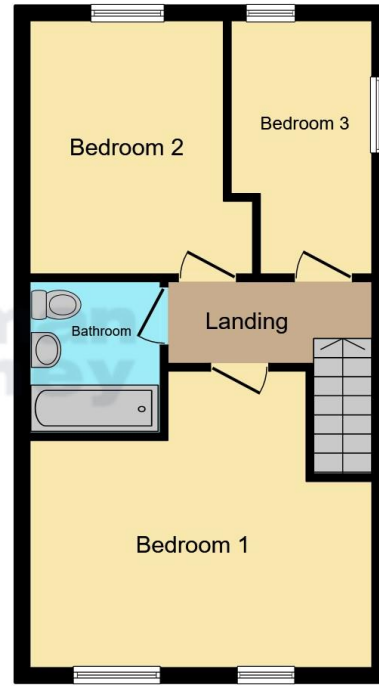
#### Outside

Private rear enclosed garden with shed and seated patio area accessible from the lounge.  
Rear gate provides access to the driveway with allocated parking.





**Ground Floor**



**First Floor**

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