



TO LET



48 Young Street, Cambridge, CB1 2LZ

£1,650 PCM



THE PROPERTY

A two bedroom mid-terraced house situated in close proximity to the city centre and The Grafton. The property is finished to a good standard throughout and offers open-plan living/dining room, kitchen, ground floor shower room and two bedrooms, one of which benefits from an en-suite bathroom. There is an enclosed garden to rear and permit parking is available on-street. Council Tax Band - C. EPC Rating - D.



Directions

SITUATION

Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	