

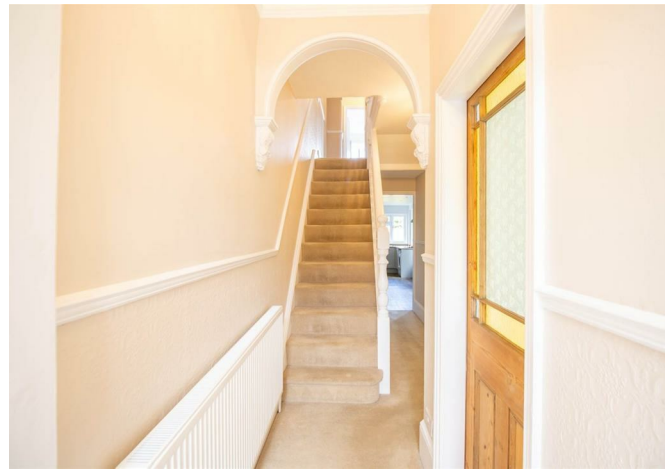


Redmayne Arnold & Harris
estate agents, letting agents & surveyors

rah.co.uk



3 St Andrews Road, Cambridge, CB4 1DH
£2,300 PCM



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- Available Now
- Character Property
- Central Location
- Fully fitted Kitchen
- Newly Refurbished
- Three Double Bedrooms
- Landscaped Garden
- White Goods Included

Description

A three bedroom end of terrace house, which has been recently refurbished throughout, located within easy access to the city centre, A14 and Science Park. Through the stained glass front door, you enter the small porch area which leads to the entrance hall with character archway, providing access to the open plan living/dining room with bay window, feature fireplace and patio doors to the garden. The modern fully-fitted kitchen/breakfast room completes the ground floor and provides additional access to the garden. To the first floor are three bright and spacious double bedrooms and a contemporary family bathroom. There is a well-maintained garden to the rear, mainly laid to lawn with borders for planting, a patio area, storage shed and rear access. On-road parking is available. This property is let unfurnished and will be managed by the Landlord directly.

Council Tax Band D

EPC Rating E

Deposit £2650

Holding Deposit £390

Minimum tenancy length 12 months

Broadband

standard, superfast and ultrafast available in area with Openreach, please refer to Ofcom for availability of broadband in the area

Mobile Phone Coverage

EE, Three, O2, Vodafone are likely to have good coverage for voice and data and Vodafone for voice coverage only, please refer to Ofcom for guidance on mobile availability in the area

Restrictions/Easements

The passageway on the left side of the property has shared access with neighbours of the terrace.

Utilities, Bills & Payments

Tenants responsible for all bills.

Electricity Supply: Mains

Water Supply: Mains

Heating Supply: Mains Gas boiler, radiators

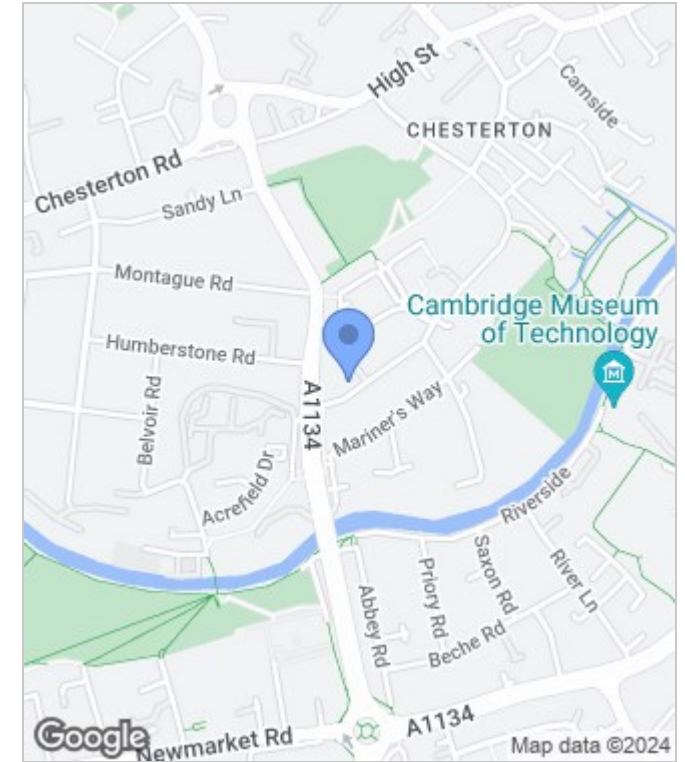
Sewerage Supply: Mains



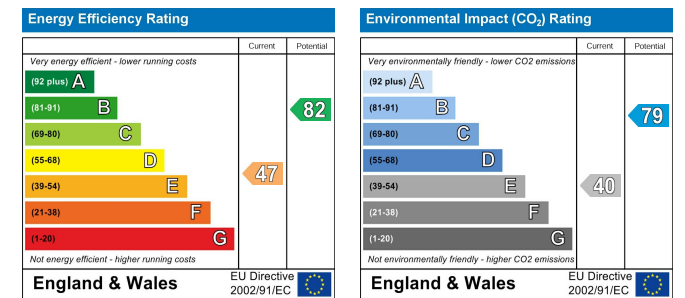
Floor Plans



Area Map



Energy Performance Graph



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