



76 Huntingdon Road
Cambridge, CB3 0HH
Guide price £675,000

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- 4 bed Victorian house
- Bay fronted
- No chain

A 4 bedroom bay-fronted Victorian house, requiring some updating and improvement, within walking distance of the City centre.

This 1432 sq. ft house has no chain and has recently been let as an HMO, so will require some general updating/improvement however offers a wonderful opportunity to create a fantastic family house in a great location.

The accommodation includes a hallway with stairs and storage under. The front sitting room has a bay window and a cast iron fireplace. The dining room overlooks the garden. There is a good-sized breakfast room which has a door to the garden, and beyond the breakfast room is the kitchen which would benefit from updating. There is a good-sized utility room and cloakroom as well.

Upstairs there are four bedrooms, two are large doubles, there is also a shower room and a separate bathroom, both requiring some improvement.





The house has gas central heating.

Outside there is a small front garden. The rear garden is a good size but is a bit overgrown, it is enclosed by fencing.

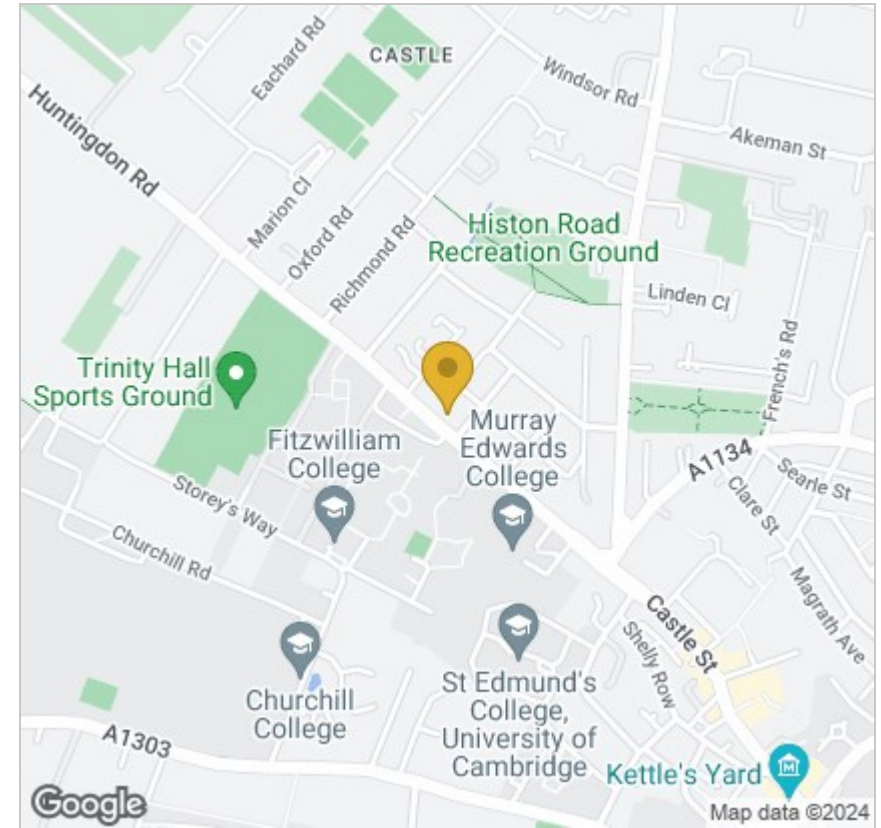
Huntingdon Road is a sought-after location, due mainly to the situation being perfect for access into the city but also that the houses are, in the main, lovely Victorian/Edwardian homes and large detached houses. Facilities close-by are good, but the City Centre is within easy reach as are The Backs, Eddington and the river. SATNAV: CB3 0HH What3words: ///fence.lanes.dime



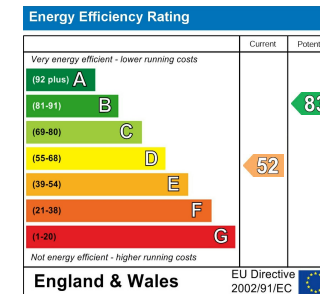
Floor Plan



Area Map



Energy Efficiency Graph



Please contact our Gray & Toynbee - Cambridge Office on 01223 439 888 if you wish to arrange a viewing appointment for this property or require further information.

Tenure: Freehold
Council tax band: F

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