

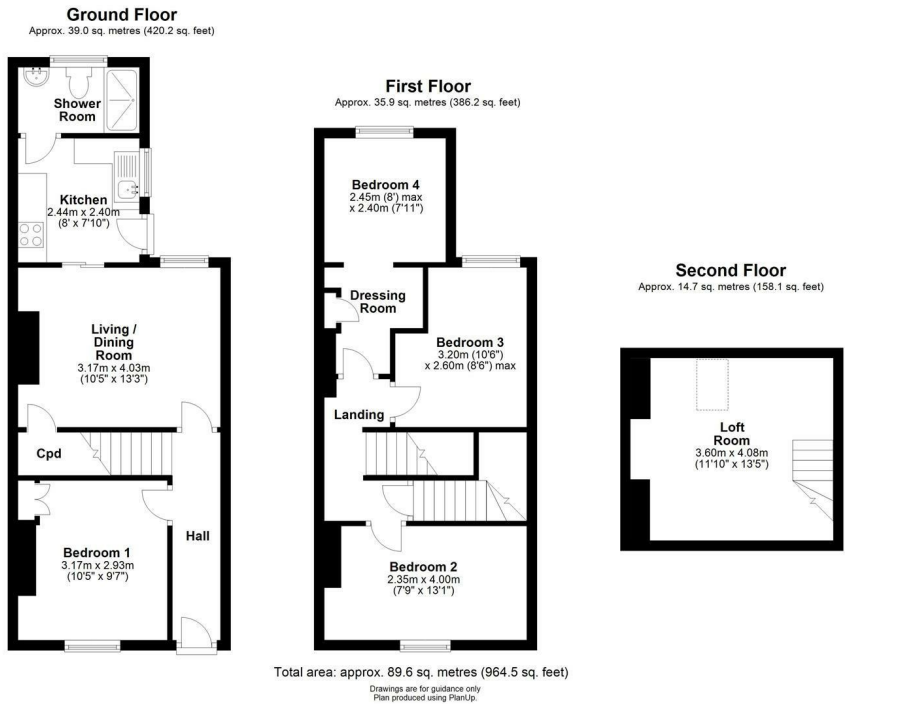


GRAY & TOYNBEE  
ESTABLISHED 1864  
www.graytoynbee.com  
TO LET

138 Catharine Street, Cambridge, CB1 3AR  
£2,400 Per month



# Floor Plan



# Accommodation

- Furnished house
- Superb location
- Perfect for sharers
- Available 26th July

A well equipped and superbly located four bedroom property ideal for student or professional sharers given its proximity to the amenities of Mill Road, the City Centre and access to Cambridge Station

The property itself has a good sized bedroom to the ground floor, a large living area which leads to a well-equipped kitchen and a family bathroom. There is rear access via the kitchen to a well maintained and good sized garden which also has side access for bikes.

On the first floor there are three further bedrooms and access to a large storage room in the loft. The property is available fully furnished.

EPC Rating: D. Council Tax Band: C.

[///strain.sport.club](http://strain.sport.club)



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		<b>85</b>
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>67</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Viewing: 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.

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