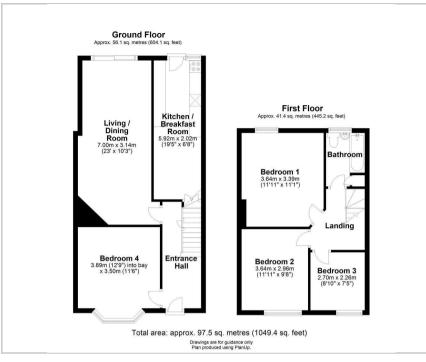


## Floor Plan



## Area Map



## Accommodation

- 4 bedrooms
- 2 parking spaces
- Ideal for shares
- Large garden

A 4 bedroom house located conveniently on Histon Road, providing for easy access to the center of town as well as the Science and Business Parks and local amenities.

The property consists of a ground-floor double bedroom, a large living room with French doors to the garden and a well-equipped kitchen. The kitchen is fitted with an oven, hob, extractor fan, washing machine and fridge freezer unit.

Upstairs are two further double bedrooms, a single bedroom, and a bathroom with bath, WC, sink, and shower over bath.

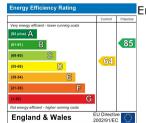
Outside is a long well-kept garden, and off-road parking for two vehicles to the rear of the property.

Council Tax band: C EPC rating: D

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## 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.



Energy Efficiency Graph







These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

154-156 Victoria Road, Cambridge, CB4 3DZ

Tel: 01223 439 888 Email: theteam@grayandtoynbee.com