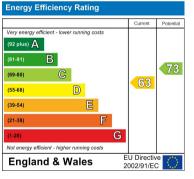


## Floor Plan







## Accommodation

- Double room
- Furnished
- Bills inclusive

A generously sized ground floor double room in a shared house, fully furnished with a double bed, mattress, chest of drawers, wardrobe, and bedside table.

The property features two fully equipped shared bathrooms, driveway parking, spacious communal garden, two well-appointed kitchen areas, gas central heating, inclusive bills (gas, water, electricity, council tax), and convenient space for bicycles.

Newmarket Road boasts an excellent location with easy access to central Cambridge and convenient public transport and cycle routes to Addenbrookes Hospital, as well as both train stations. Ideal for commuters and those seeking accessibility to key parts of the city.

Council Tax Band: F EPC: D

What3Words: ///grades.digits.asset







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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