

137 Arbury Road  
Cambridge, CB4 2JD

Guide price £500,000





## 137 Arbury Road

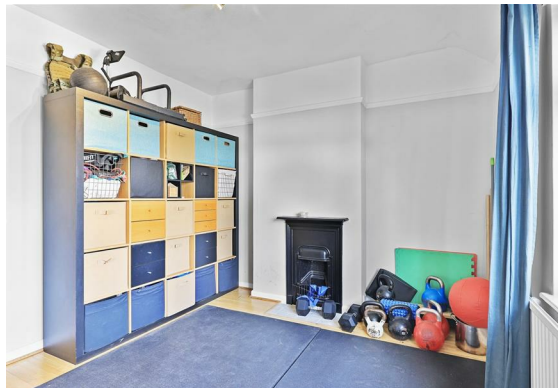
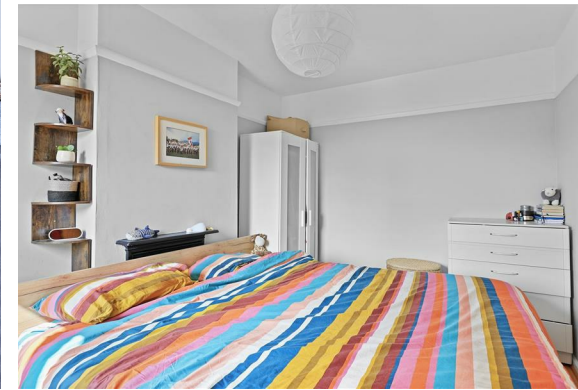
Cambridge, CB4 2JD

- 4 bedrooms and 2 shower rooms
- No chain
- Easy access to Milton Road shops, Science Park and schooling
- Good size rear garden

A 1930's bay fronted semi-detached house with 4 bedrooms, 2 shower rooms and a good size garden. Close to schools, a variety of shops and easy access to the Science Park, Cambridge North, and the A14.

This well presented property has over 1000 sq ft of accommodation and is arranged over three floors. On the ground floor there is an entrance hall with a staircase to the first floor. The lounge is open to the dining room and it is a light and bright dual aspect room. The kitchen is refitted with attractive tiling to splashback areas and tiled flooring, has a glazed door leading out to the garden, an understairs storage cupboard housing the meters and door to shower room with a wc.

On the first floor are 2 double bedrooms, a single bedroom, a storage cupboard and the shower room. The top floor bedroom is a double, has a Velux window with







a blackout blind and a storage cupboard.

The garden is great. It is south west facing a good size and is mainly laid to lawn with a variety of fruit trees and shrubs. There is a decking area with plenty of space for tables and chairs, a metal bike store, a wooden garden shed, weight-lifting platform, and pull up bar frame. A side gate leads to the front of the house. There is potential for a driveway at the front of the house subject to council consent.

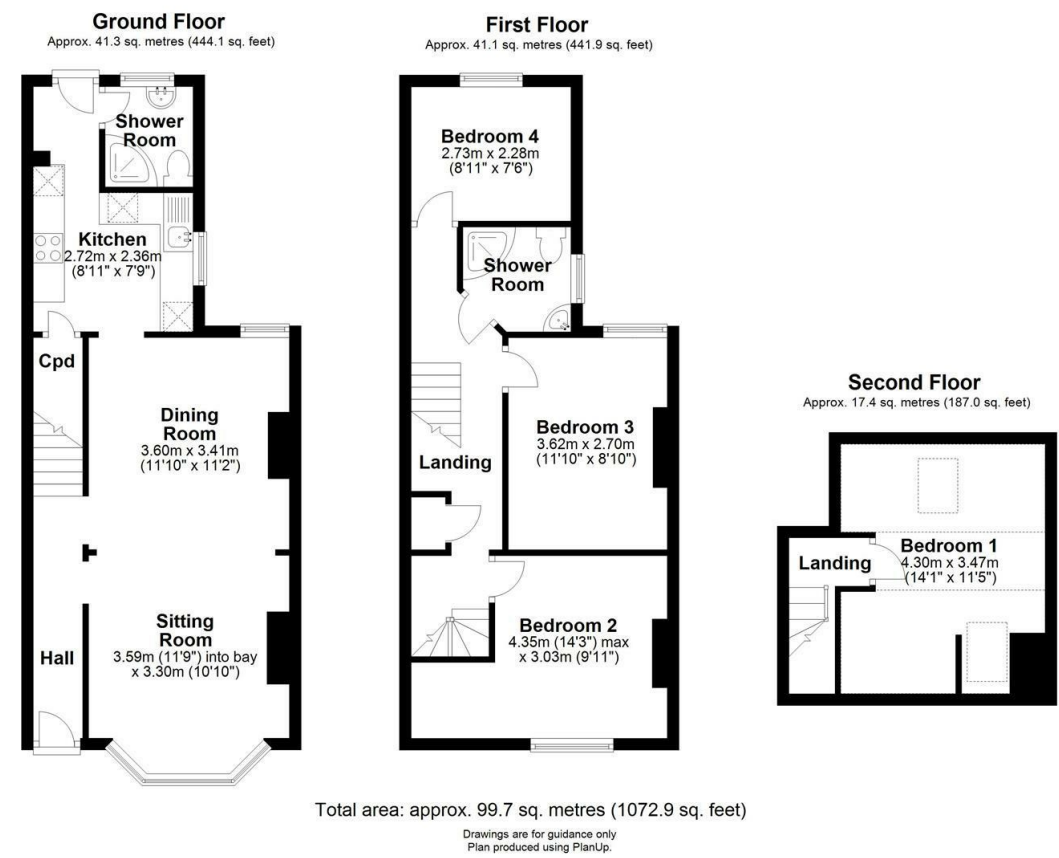
Arbury Road is situated off Milton Road just north of Cambridge City Centre. The area is well placed for access to Cambridge Science Park, Cambridge North Train Station by bike, and the A14/M11 road networks. The surrounding area offers good facilities including cafes and bars, and local shopping facilities are available on Milton Road and Arbury Court, all of which are just a short walk away.

What3Words:///bunch.seated.fuzzy  
Sat Nav: CB4 2JD

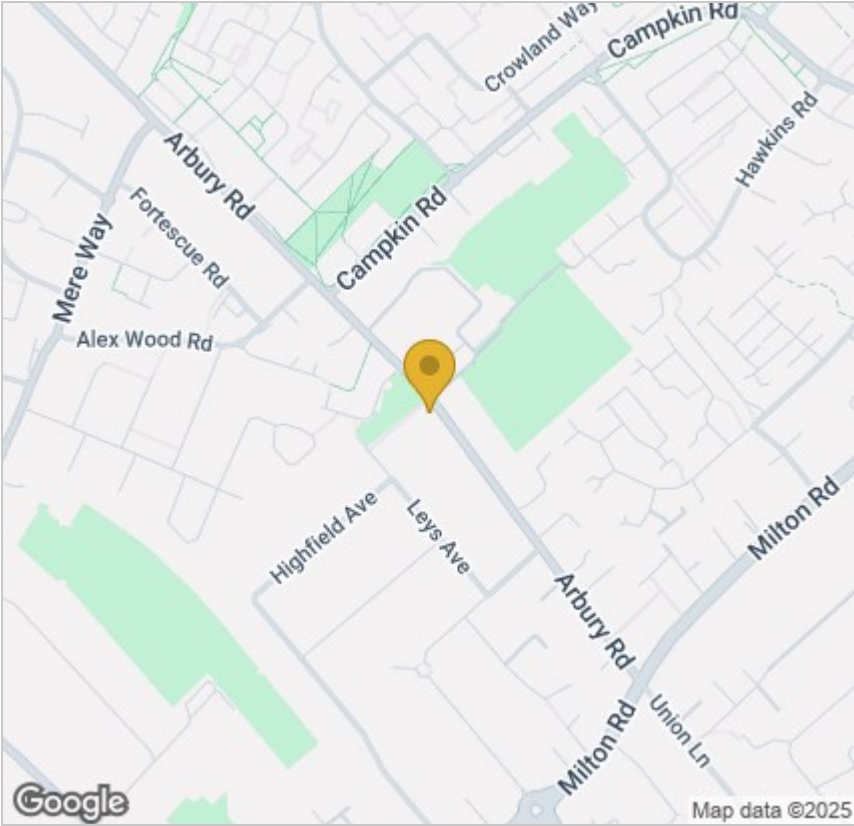




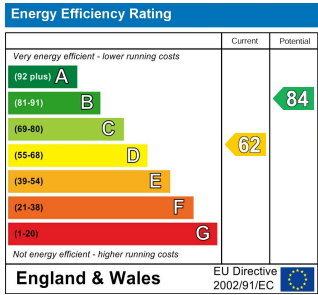
Floor Plan



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: C