



6 Hertford Street
Cambridge, CB4 3AG

Guide price £1,000,000

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- Substantial townhouse
- Currently an HMO investment property
- Desirable location
- Huge potential

A substantial bay-fronted Victorian townhouse located in a hugely desirable residential street, a moment's walk from the River Cam and Cambridge City beyond.

Currently used as a lettings property, 6 Hertford Street provides for seven bedrooms and five bathrooms within its expansive 2,335sqft of accommodation. There is potential to convert it back into an impressive family home, or one can continue to achieve a strong rental return.

On the upper ground floor, the entrance hall leads to a large reception room at the front of the property (currently used as a bedroom) with an attractive bay window. At the end of the hallway is the large open plan kitchen dining room, overlooking the raised balcony above the garden area. The modern kitchen has handleless cabinets, an integrated oven and gas hob, and a brick-bond style splashback.





There is also a contemporary shared bathroom on this floor.

On the first floor, there are three further bedrooms, two of which are large doubles and the third a large single, as well as a shower room. On the second floor, there is a large double bedroom spanning the depth of the property with an in-built kitchenette. There is also another shower room.

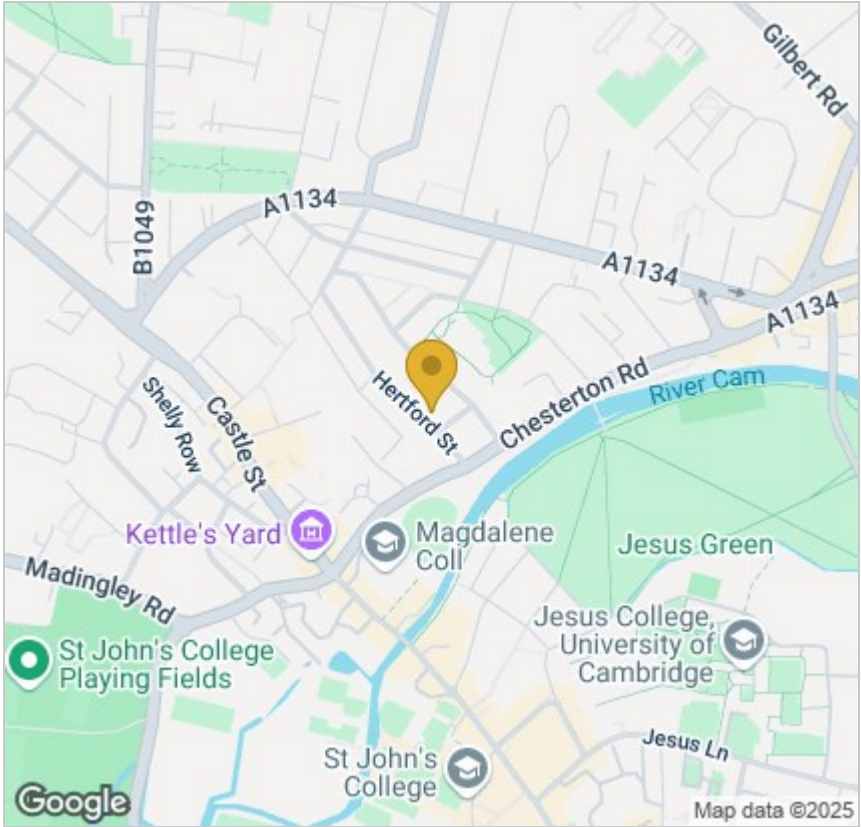
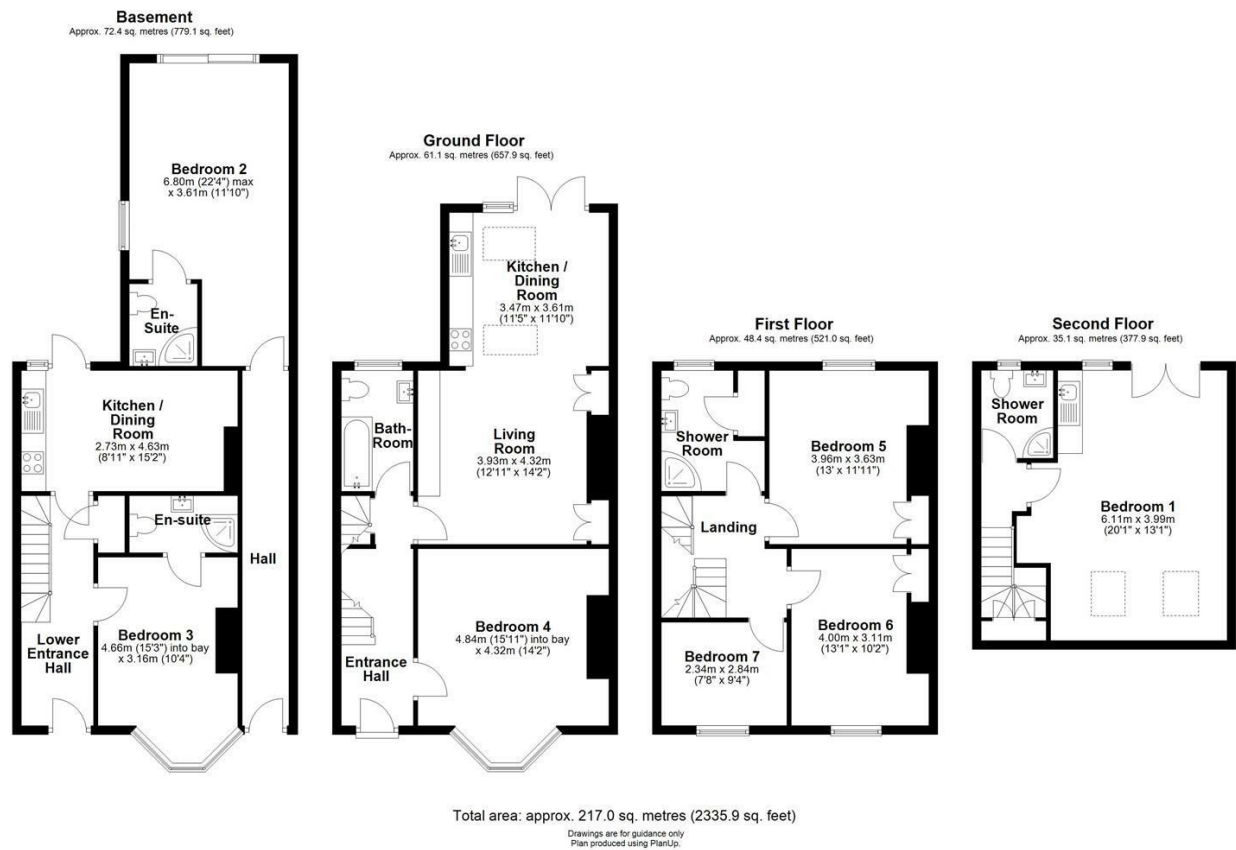
On the lower ground floor, there are two very large bedrooms, both with en-suites. The bedroom at the front has an attractive bay, and the rear bedroom has doors directly out to the garden. Between the two rooms is another modern kitchen space, similarly fitted to that on the ground floor.

At the rear of the property is a paved garden with access to the balcony off the main kitchen via a spiral staircase.

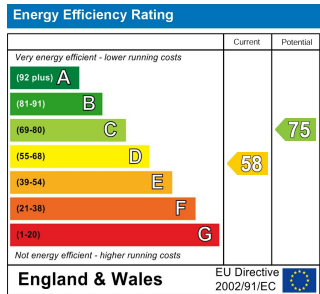
Hertford Street forms part of the popular residential area, north of the river and within easy walking distance of Jesus Green and the city centre.

[WhatThreeWords///erase.city.stay](#)





Energy Efficiency Graph



Tenure: Freehold
Council tax band: F

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