



Bush & Co.

225 Mill Road, Cambridge





Guide Price £560,000 Freehold

About the Property

Location: Mill Road is a thriving commercial road with a unique atmosphere and a wealth of retail shops and services. There is schooling for most ages, several parks, and this area has easy access to the railway station, Liverpool Street, Kings Cross, Addenbrookes Hospital, and the City Centre.

Accommodation in detail;

Ground Floor, front door with stained glass fan light to vestibule with original cornicing, picture rails and glazed and timber door to entrance hall with stairs to first floor, cornicing and radiator.

Sitting room with bay window, original cast iron fireplace with slate surround, cornicing, picture rails and radiator. Study/bedroom 4, tiled fireplace, cornicing and radiator. Kitchen/dining room with sink unit, range of wall and base units, electric hob and oven, plumbing for washing machine, dishwasher, tumble dryer, door to rear garden. First floor landing, access to loft space, cupboard with Vaillant gas-fired boiler serving the central heating and hot water. 3 bedrooms and a shower room.

Outside, a shallow front garden and path to the front door. At the rear is a long garden.

Tenure: Freehold.

Services; Mains water, drainage, gas and electricity.

Council Tax; Band C

Property Highlights

- Victorian terraced house
- 3 bedrooms
- 2 reception rooms
- Kitchen/dining room
- Long rear garden
- NO CHAIN
- Many original features
- Double glazed windows
- Gas fired central heating
- Potential

Further Information

Tenure - Freehold

Council Tax - Band C

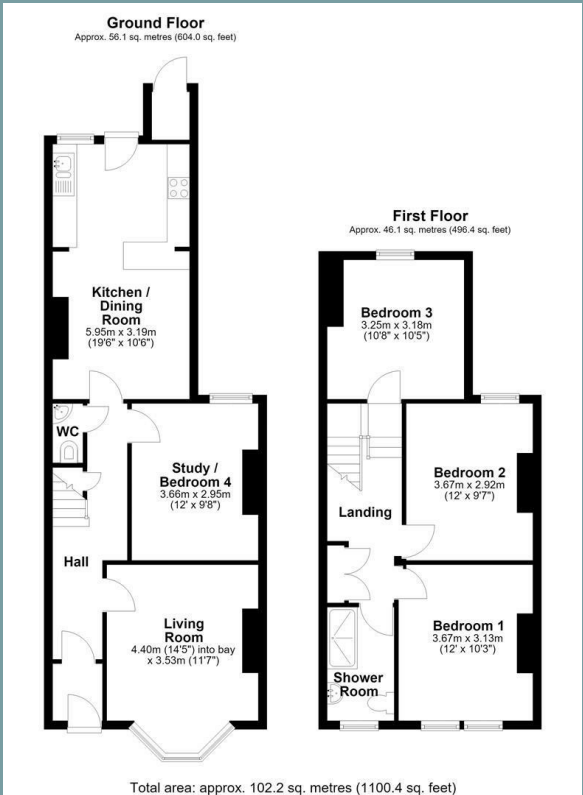
Fixtures & Fittings - Unless specifically mentioned in these particulars all fixtures and fittings are expressly excluded from the sale

Viewing - By appointment





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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		80
(55-68) D	62	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Exceptional service in Cambridge and the surrounding villages

At Bush & Co, our greatest source of pride is the high level of customer satisfaction we consistently achieve, as evidenced by the glowing reviews and referrals from our clients, who often recommend us to their family, friends, neighbours and colleagues.

- Honest valuations with a true market assessment
- Bespoke individual marketing
- Premium and featured listing status

- Dedicated sales progression
- Social media campaigns
- Professional photography and media tours

Contact us for a free valuation of your property

Sales office
169 Mill Road, Cambridge, CB1 3AN

01223 246 262
sales@bushandco.co.uk