



Chariot Way, Cambridge
£440,000 Freehold

**Sharman
Quinney**

Key Features



- Mid-Terraced Town House
- Three Storey Living
- Versatile Reception Rooms
- Ample Storage Options Throughout
- Kitchen/Diner with Integrated Appliances

The ground floor provides a warm and practical introduction to the home, with a bright kitchen/diner positioned to the rear, featuring built in appliances, a single oven, a ventilator, and double patio doors opening directly onto the rear garden. A well proportioned study offers an excellent space for home working or hobbies, while the welcoming hall and convenient wc completes the ground floor.

The first floor features a generous lounge spanning the width of the property, offering an inviting setting for both everyday relaxation and hosting. A comfortable second double bedroom sits alongside a modern shower room, making this level flexible for guests, children or additional workspace.

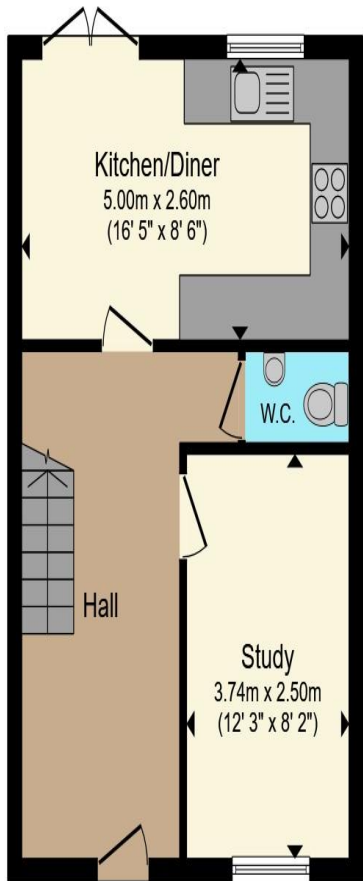


The second floor contains the principle double bedroom, which includes an en suite shower room, along with a comfortable third bedroom suitable for a range of uses. A separate family bathroom serves this level, and the landing provides access to all rooms in a straightforward and practical layout.

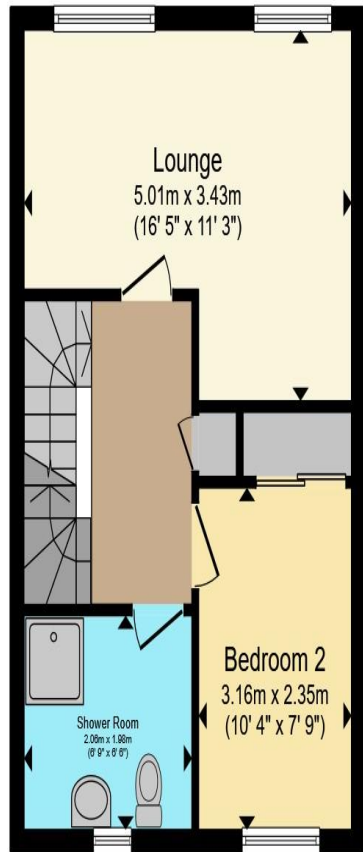
Externally the property benefits from a low-maintenance rear garden, with access to the single garage and allocated parking space, providing secure and convenient access.

Orchard Park is a modern and well connected neighbourhood in North Cambridge, benefitting from excellent transport links via the A14, guided busway and dedicated cycle routes creating convenient access to the Cambridge Science Park, Cambridge North station and further into the city.

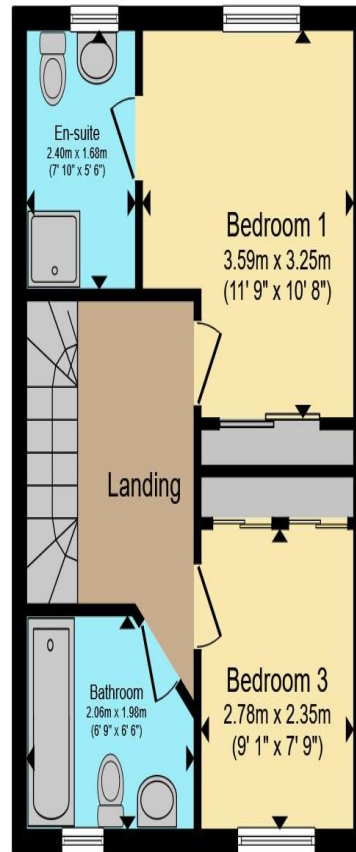




Ground Floor



First Floor



Second Floor

Total floor area 111.5 m² (1,200 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

**Sharman
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