

13 Gainsborough Close
Cambridge, CB4 1SY

Offers in excess of £400,000



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- Fully refurbished throughout
- Lovely garden
- Quiet position

A fully refurbished, beautifully appointed end-of-terrace house in a quiet, traffic-free location with a south-facing garden. In a great location, less than 5 minutes by bike from the Science Park and Cambridge North station.

This fantastic two-bedroom house offers spacious, bright, high-quality accommodation that includes an open-plan living space with an L-shaped layout that incorporates a refitted kitchen with high-quality units, integrated appliances that include an oven, hob, extractor, fridge freezer and dishwasher. The living/dining room has full-width windows and doors to the garden and attractive wood flooring. The hallway has understairs storage and stairs to the first floor.

Upstairs, there are two bedrooms, both of which are a good size and have built-in storage. The landing has further storage and loft access. The bathroom is beautifully finished with a white suite, shower over the bath, vanity basin, wood





effect flooring and a WC.

The house has double glazing and gas central heating.

Outside, at the front, there is a landscaped garden and space for bikes, etc. Side access leads to the rear, south-facing, garden which has a patio area, lawn and shed. The garden is enclosed by fencing.

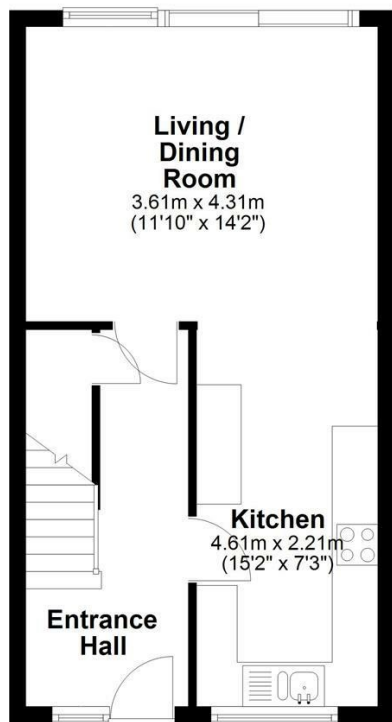
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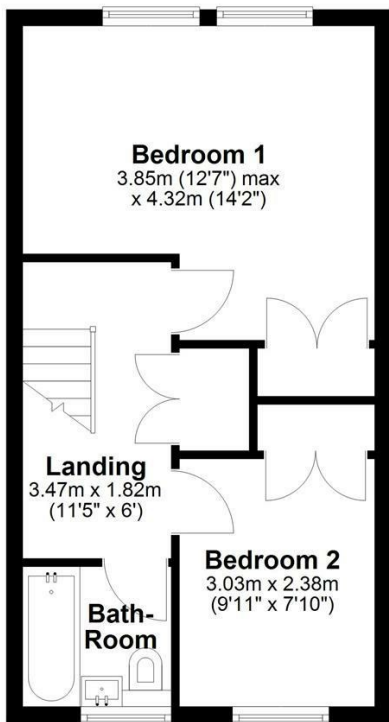
Ground Floor

Approx. 35.7 sq. metres (384.7 sq. feet)



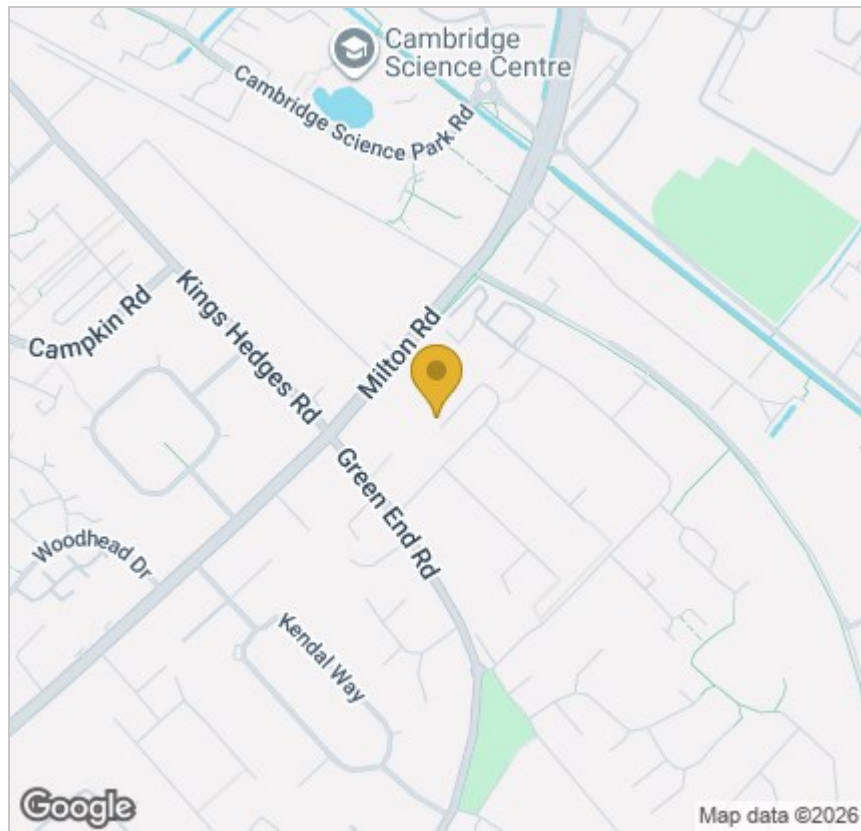
First Floor

Approx. 35.6 sq. metres (383.2 sq. feet)

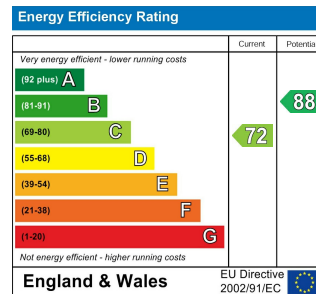


Total area: approx. 71.3 sq. metres (767.9 sq. feet)

Drawings are for guidance only
Plan produced using PlanUp.



Energy Efficiency Graph



Tenure: Freehold
Council tax band: C

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