



Bush & Co.

130a Fulbourn Old Drift, Cherry Hinton





Guide Price £179,999 Leasehold

About the Property

The property is a purpose built first floor maisonette with an extended lease, which is available with the advantage of no upward chain, benefiting from double glazed windows, a gas radiator heating system and allocated car parking space.

The private entrance door leads to a lobby with stairs rising to the first floor accommodation.

There is a living room at the front which has dual aspect windows and plenty of storage courtesy of three useful built in cupboards.

The fitted kitchen comprises a range of wall and base units and work surfaces with a stainless steel sink and drainer, wall mounted gas fired boiler, gas and electric cooker points, plumbing for washing and space for a fridge and freezer.

A generous double bedroom features dual aspect windows.

The three piece bathroom has a window and part tiled walls.

Outside - There is an allocated car parking space.

Tenure - Leasehold with a term of 150 years remaining.

Maintenance Charge - N/A

Ground Rent - N/A

Property Highlights

- First Floor Maisonette
- Convenient Location
- One Large Double Bedroom
- No Upward Chain
- Extended Long Lease
- Double Glazing
- Allocated Parking Space

Further Information

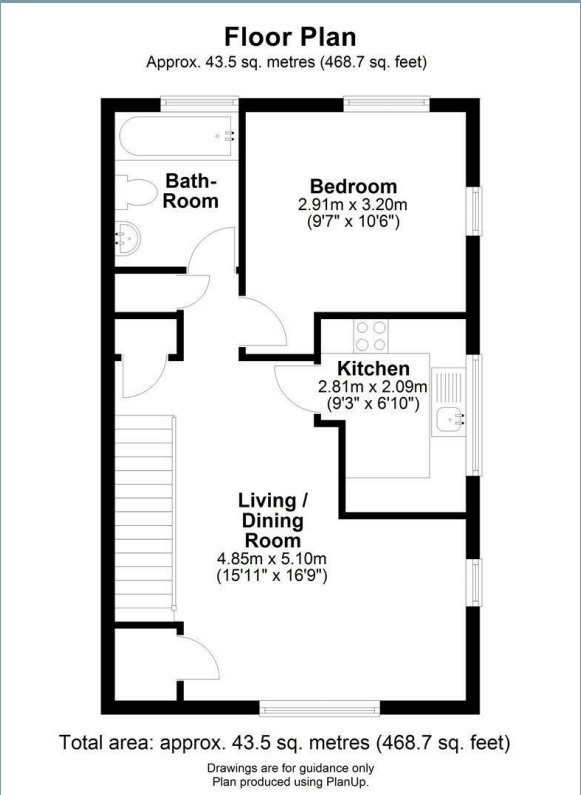
Tenure - Leasehold

Council Tax - Band B

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	73	74
(55-68) D		
(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

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The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing. Photographs are provided for general information and it cannot be inferred that any item shown is included in the sale. All dimensions are approximate and floor plans are for general guidance and are not to scale. These sales particulars do not constitute a contract or part of a contract.