GRAY TOYNBEE



207 High Street, Chesterton,

Cambridge, CB4 1NL

Guide price £750,000

5 4 2 C

207 High Street

Chesterton, CB4 1NL

- Large family house
- 5 bedrooms, 4 shower rooms
- Super convenient location
- EPC rating C

A recently extended five-bedroom house in excellent condition, offering approximately 1,604 sq ft of accommodation across three floors. Perfectly positioned for access to the excellent local amenities and just 150m from the river.

The design and layout of the accommodation have created a versatile, spacious home perfect for a large family. There are shower rooms on all floors, open-plan living space and low-maintenance gardens.

The front door opens into a large reception hall, around 22 ft long, with stairs to the first floor and doors to the kitchen, shower room and living and dining room. The recently refurbished kitchen is 17 ft long, with worktops and cabinetry on three sides and space for a kitchen table. It is equipped with a fitted oven, hob, and extractor, and has slots for other appliances. At the rear, the living and dining room has space for a full-size dining table and a separate seating area, with a partially vaulted ceiling, two















rooflights and double doors opening onto the garden. The ground floor has attractive wood-effect ceramic floor tiles.

The first floor has three bedrooms. Two are good-sized doubles, one of which has its own en suite shower room. The third bedroom would work well as a study. In addition, there is a separate family shower room.

The top floor has two further double bedrooms. Also off the landing is the fourth shower room and under-eaves storage. The stairwell is light and airy with porthole windows and a rooflight on the top floor.

The house has gas central heating, double glazing, and a burglar alarm. There are exterior taps and power sockets at the front and rear.

The house enjoys a corner plot and has a broad front garden which is lawned, and there is a block paved driveway for two cars. There is further parking at the rear, and a compact garage with power sockets and an electric roller door that provides storage for bicycles and outdoor equipment. The rear garden is private, secure, and easy to maintain.

What3words: ///bucked.before.valid





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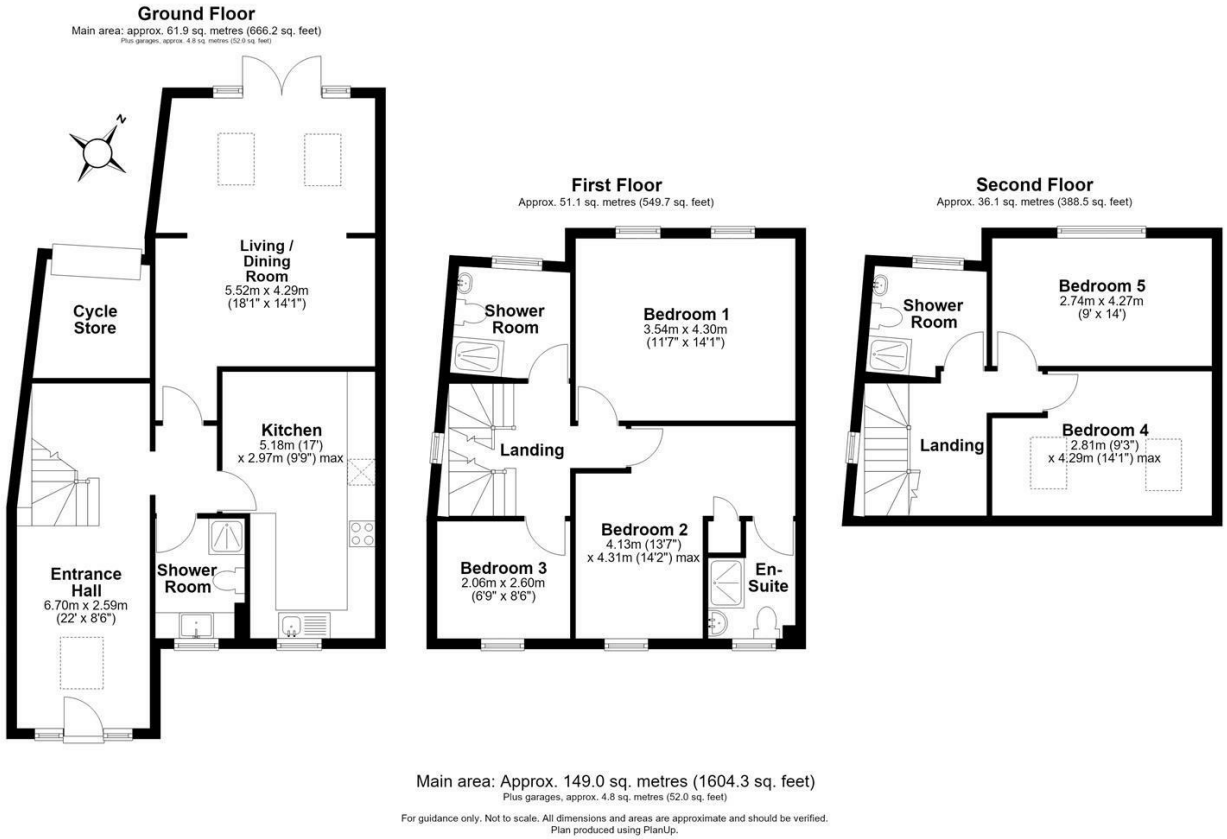
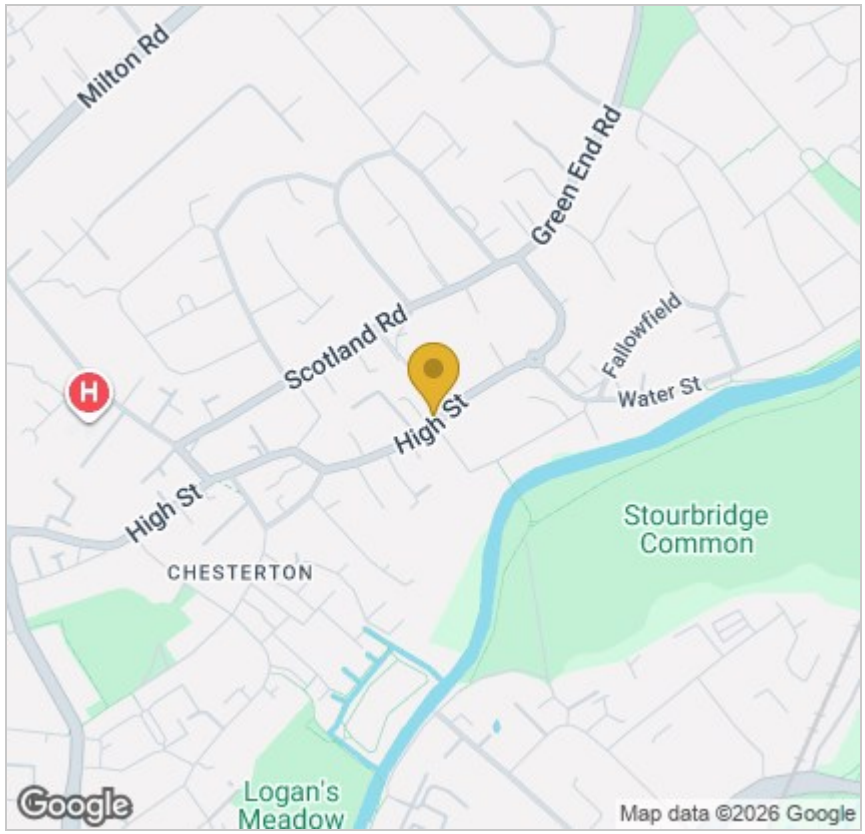
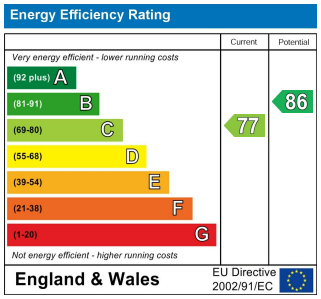


Main area: Approx. 149.0 sq. metres (1604.3 sq. feet)
Plus garages, approx. 4.8 sq. metres (52.0 sq. feet)

For guidance only. Not to scale. All dimensions and areas are approximate and should be verified.
Plan produced using PlanUp.



Energy Efficiency Graph



Tenure: Freehold
Council tax band: C

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