

14 Alice Bell Close  
Cambridge, CB4 1YF

Guide price £300,000



## 14 Alice Bell Close

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- Second floor apartment
- Refitted and redesigned kitchen
- Excellent location
- Nil ground rent
- Allocated parking space and secure cycle storage

An exceptionally well-presented two-bedroom apartment on the second floor, ideally located for easy access to Cambridge North train station, the Science and Business Parks, and the city centre.

A secure communal entrance leads to a shared stairwell providing access to the apartment. Upon entering the property, the hallway features a storage cupboard which houses the washer dryer with shelving above.

The kitchen, dining, living room is situated at the end of the hall and benefits from a dual aspect with a Juliet balcony to the living space, providing lots of natural light throughout. The kitchen was refitted and cleverly redesigned in 2024 to open up the room while retaining defined areas. There are modern white cabinets, plenty of worktop space, single oven and gas hob.





The principle bedroom is a good size double with a modern en-suite shower room with shower cubical, WC, basin and two vanity units. The second bedroom is also a good size and is currently used as an office space. The bathroom has a contemporary feel with a bath, basin, vanity unit, WC and feature heated towel rail.

Significantly, there is ample storage throughout the property with a second storage cupboard in the hall with fitted shelving. The property has a gas boiler and also benefits from a Centralised Mechanical Extract Ventilation (CMEV).

There is an allocated parking space within the communal car park and secure shared cycle storage.

Alice Bell Close is superbly located off Milton Road, meaning it has easy access to the centre of Cambridge and Cambridge North Station is only an 8 minute cycle away.

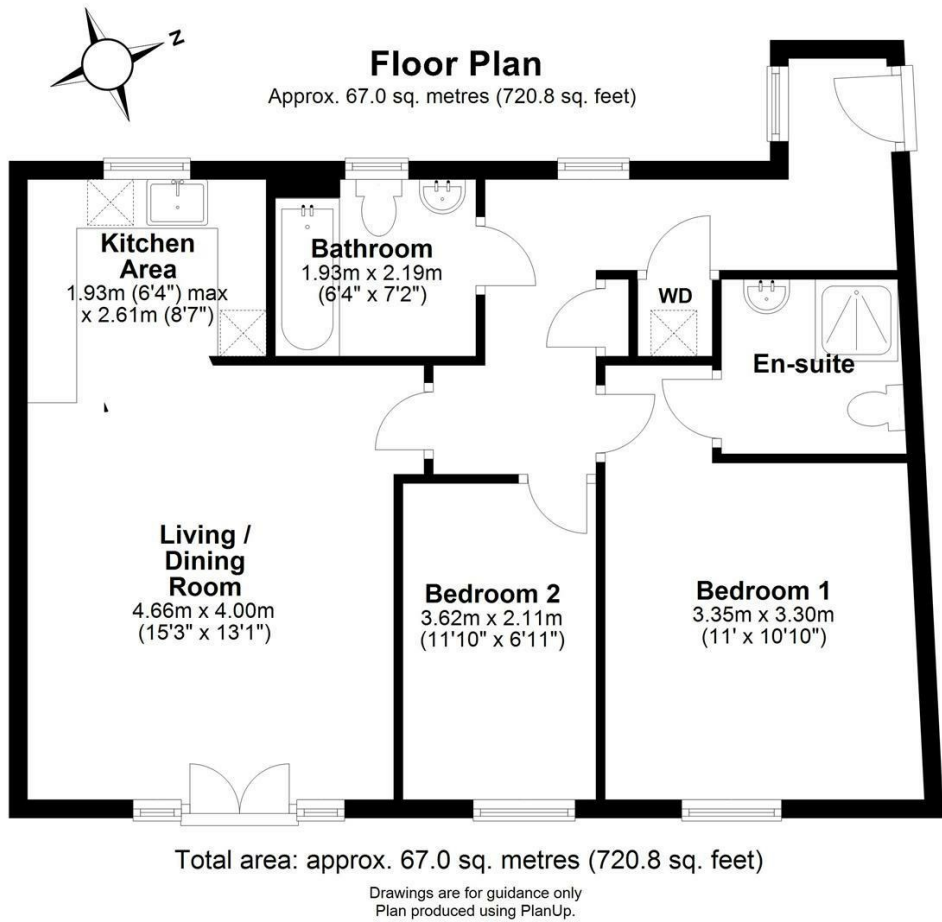
Service charge: £1,836 per year

Ground rent: Nil

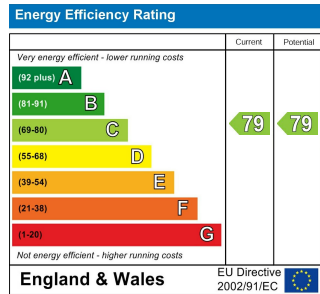
105 years remaining on lease

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### Energy Efficiency Graph



Tenure: Leasehold  
Council tax band: C

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