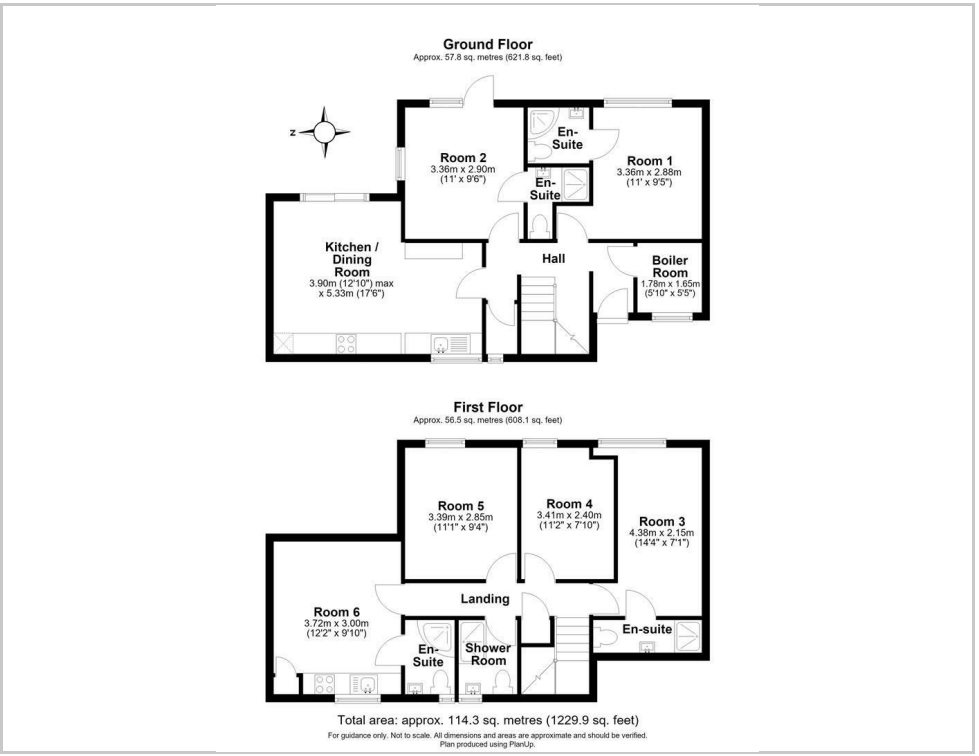


GRAY TOYNBEE

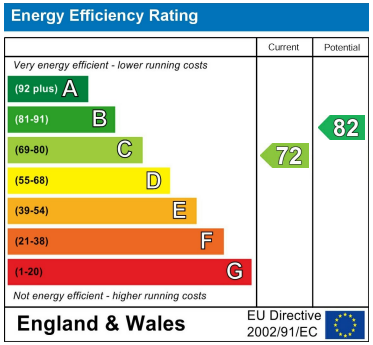
Room 4, 54 Hazelwood Close, Cambridge, CB4 3SW

£700 Per month

1 1 1 C







- Rent inclusive of all bills
- Furnished double room
- Excellent location
- Available now

A well-presented double room located on the first floor of this fully refurbished property

The room is furnished with a bed, bedside cabinet, wardrobe, and chest of drawers. The room also benefits from a pleasant rear-facing window, allowing for plenty of natural light and views towards the rear of the property. Across the hallway is the modern and very well equipped shower room, shared with only one other room.

The communal accommodation includes a modern and spacious kitchen, with dedicated high and low-level storage cabinetry for each tenant, as well as an individual fridge freezer. The kitchen is also fitted with a sink, hob, and oven, while a glass dining table and chairs provide a practical communal dining area. Externally, the property benefits from side access, a small patio area and a landscaped rear garden.

The room, labelled as Room 4 on the floorplan, is available to let immediately.

Hazelwood Close is located towards the north of the city within easy cycle ride of the city center, the Science and Business Parks and Cambridge North Station. There is on-street parking and secure bike storage.

WhatThreeWords///chimp.shock.nurse







These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Cambridge Victoria: 154-156 Victoria Road, Cambridge, CB4 3DZ
01223 439 888 theteam@grayandtoynbee.com

Cambridge South: Adkins Corner, Perne Road, Cambridge CB1 3RU
01223 439 555 theteam@grayandtoynbee.com

Waterbeach: 17 High Street, Waterbeach, CB25 9JU
01223 949 444 waterbeach@grayandtoynbee.com