



Grantchester Street | | Cambridge | CB3 9HZ

£2,750 Per Month

COOKE
CURTIS
& CO

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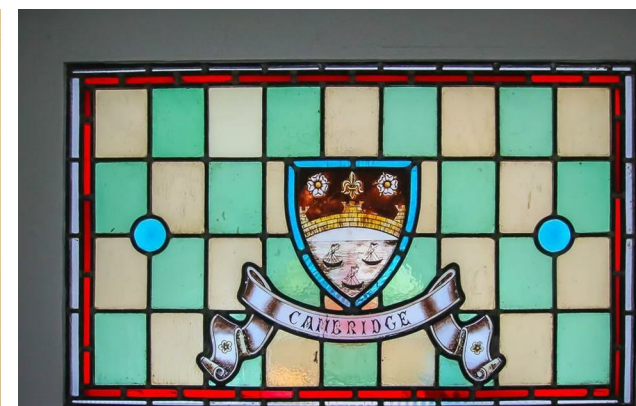
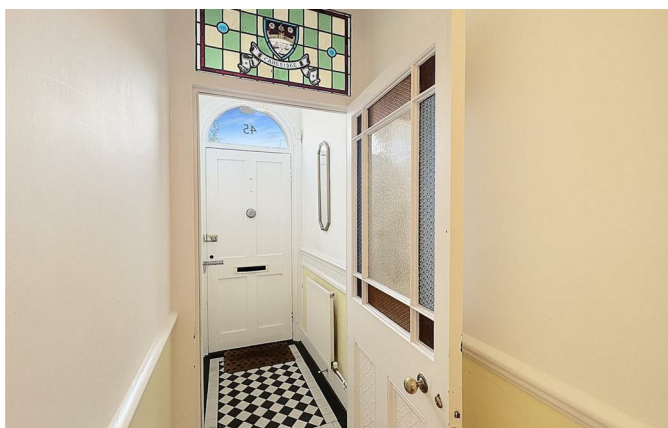
A well-proportioned three-bedroom Victorian terrace offering bright living accommodation and a private garden, situated in a popular residential location.

- 106 sqm / 1150 sqft
- EPC - C / 96
- Gas central heating
- Part Furnished
- 3 bed, 1 bath, 1 recep
- Council tax band - F
- On street parking (permit)
- Available September 2026

The home benefits from an appealing Victorian exterior, with traditional architectural features that give the property immediate character. The front door opens directly into a bright entrance hallway, finished with neutral décor, stain glassed widows and period proportions, setting the tone for the rest of the property.

From the hallway, you step into the main reception room located at the front of the house. This well-proportioned living space benefits from high ceilings and a large front-facing window, allowing excellent natural light. There is ample room for sofas and furniture, creating a comfortable and inviting lounge area. This versatile space can be used as a dining room or additional living area, making it ideal for both everyday living and entertaining.

To the rear of the property is the fitted kitchen. The kitchen offers a range of wall and base units, practical worktop space and room for appliances, including fridge/ freezer, washing machine and dishwasher. A useful built-in storage cupboard provides additional space for household essentials. From the kitchen, a door gives direct access to the private rear garden, creating a pleasant connection between indoor and outdoor living.





Upstairs, the landing leads to the principal bedroom at the front of the property. This is a spacious double room with large windows and plenty of space for wardrobes and bedroom furniture.

A second well-sized bedroom overlooks the rear garden and provides flexible accommodation as a guest room, home office or additional double bedroom.

The bathroom is also located on this floor and comprises a bath with overhead shower, wash basin and WC. Finished in a neutral style, it offers a practical and functional space in keeping with the home.

Externally, the property benefits from a private enclosed rear garden, storage shed and outhouse.

This charming Victorian home combines period character with comfortable modern living and would be ideal for a couple or small family seeking a property with space and personality. The location offers convenient access to local amenities and transport links.

Some furnishings include wooden shelving units and table.

Available 16th September 2026

Please refer to the 'Tenant Guide' brochure, for more information regarding the tenancy application process, referencing, terms and conditions of the holding fee and payments due before the start of the tenancy.

UK power networks suggest the electricity is currently supplied by: Octopus Energy Limited.

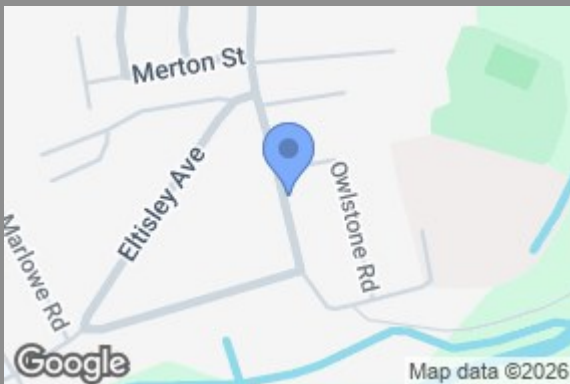
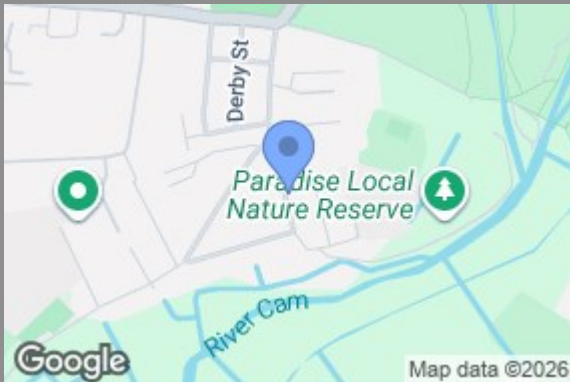
Find my supplier suggest the gas is currently supplied by: Octopus Energy Limited.

Ofcom suggests the maximum broadband speed is: 1000mbps.

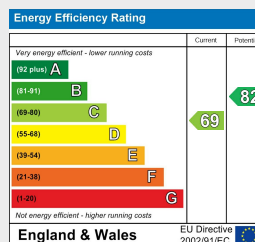
Gov.uk suggests the property has not flooded in the last 5 years.

The Newnham ward of the city was chosen by the Sunday Times in 2015 as the very best place to live in all of the UK. One stroll into town is all it takes to understand why.

It is part of the west city conservation area and is home to some of Cambridge's finest private houses. The 1 mile walk or ride to the city centre takes in some of the city's most iconic scenes and buildings, passing by Grange Road and the University Library, across The Backs, over the river by Garret Hostel Lane and weaving between Trinity, Caius and the Senate House to arrive at Great St Mary's and the market square.



Council Tax Band F EPC Rating C



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