

6 Jackson Road

Cambridge, CB4 2RQ

Guide price £425,000

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- 3/4 bedroom extended family house
- Double garage with potential
- Refurbished accommodation







A well-appointed modern house, extended and with a loft conversion, providing flexible 3/4 bedroom accommodation plus a double garage offering scope for redevelopment, subject to the necessary consents.

The house extends to approximately 1,087 sq ft over three floors. The first-floor study (bed 4) and top-floor bedroom work particularly well together as a private sitting room and bedroom for a teenager or dependent relative.

An entrance lobby opens into the hall, which leads to the extended front living room with its wide window. At the rear, the good-sized, well-fitted kitchen/dining room spans the width of the house, with double doors opening onto the garden.

On the first floor are two bedrooms, a family bathroom with high-quality fittings and a generous study with built-in storage. A staircase from the study leads to the principal bedroom, which occupies the









entire second floor and measures over 17 ft in length. The study could also be used as a fourth bedroom, with access to the top-floor bedroom through it.

The house has double glazing and gas central heating.

The front garden is gravelled, a side passageway provides access to the rear garden, which is paved for ease of maintenance; there is a brick shed, and the garden is enclosed. The double garage is accessed via Morello Place and extends to approximately 294 sq ft. It is currently arranged as a garage and workshop, with an internal connecting door and separate pedestrian access to the workshop. A planning pre-app has been submitted to convert the garage into a detached one-bedroom house; details are available.

The current tenancy is scheduled to end 30/03/27, then the house will be available with no chain.

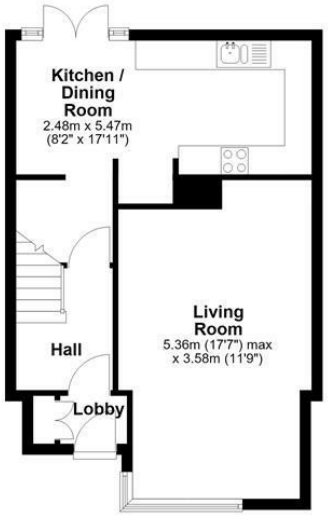
What3words: ///hurls.alien.hotel



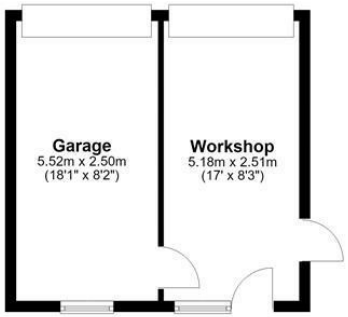


GRAY TOYNBEE

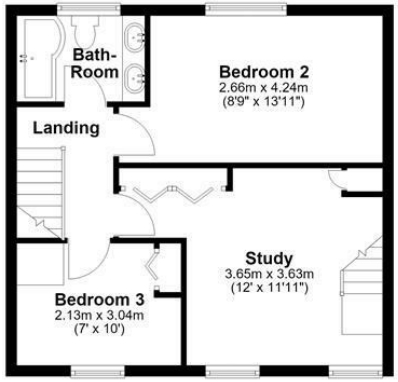
Ground Floor
Approx. 43.4 sq. metres (467.5 sq. feet)



Outbuilding
Main area: approx. 0.0 sq. metres (0.0 sq. feet)
Plus outbuildings, approx. 27.3 sq. metres (294.1 sq. feet)



First Floor
Approx. 43.1 sq. metres (463.9 sq. feet)

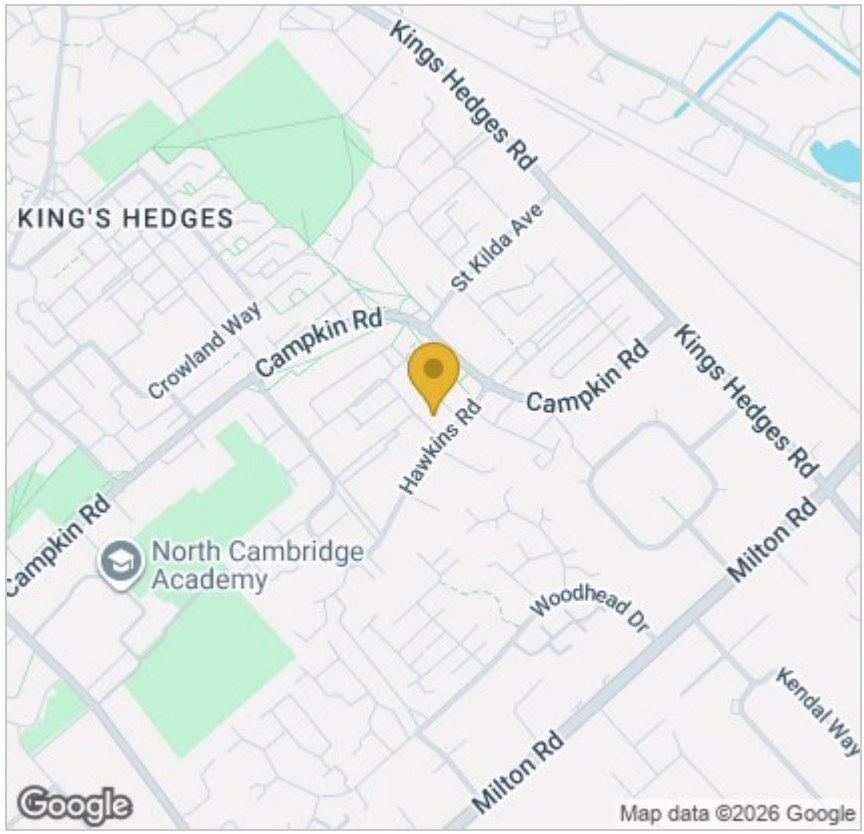


Second Floor
Approx. 14.4 sq. metres (155.1 sq. feet)

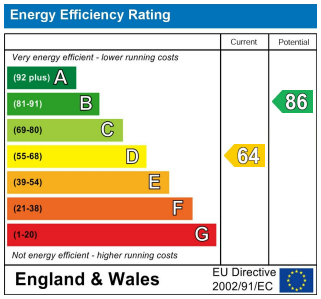


Main area: Approx. 100.9 sq. metres (1086.5 sq. feet)
Plus outbuildings, approx. 27.3 sq. metres (294.1 sq. feet)

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:

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