



14 Newton Court Kingsley Walk
Cambridge, CB5 8TH

Guide price £325,000



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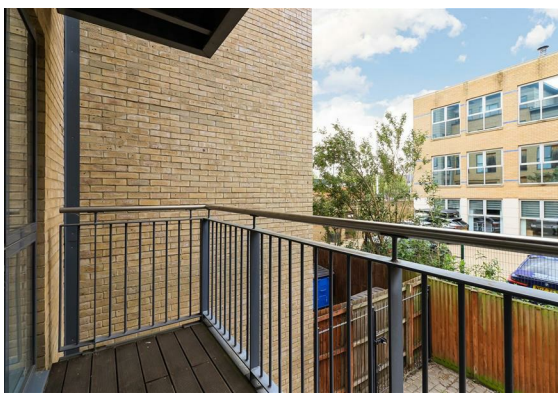
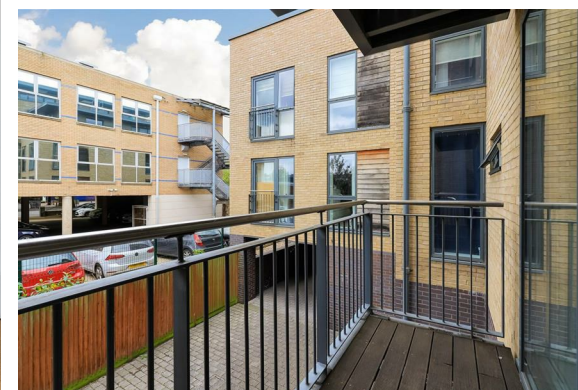
- No Onward Chain
- Walking Distance to Midsummer Common
- Popular Riverside Development
- Modern & Great Condition

A first-floor 1-bedroom apartment, comprising 535 sq ft, situated within the popular Riverside Development and offered with no onward chain.

Accessed via a secure communal entrance, the apartment opens into a hallway, with the bedroom positioned immediately to one side. This is a spacious, carpeted double room with a corner aspect, allowing for plenty of natural light through tall windows. There is also a built-in wardrobe, providing excellent storage.

Leading through the apartment, the bathroom is tiled throughout, creating a clean and modern finish. It comprises a bath with shower over, W/C, wash basin and mirrored recessed storage, along with a window and extractor fan, which provide excellent ventilation.

The kitchen and living space is fantastic, with large windows and a patio door leading onto the private balcony. The kitchen is fitted with a range of cabinetry, integrated dishwasher, fridge





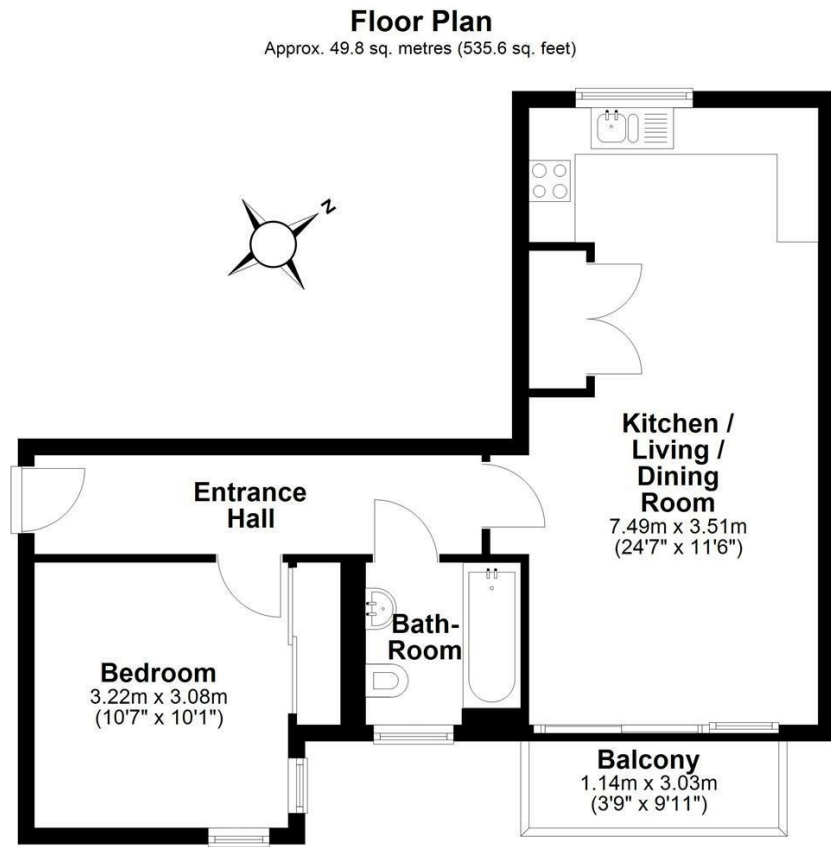
freezer and oven. There is also a useful utility cupboard housing the washing machine.

The living space sits beside the balcony, offering a bright and comfortable area for both relaxing and dining, with the private balcony providing valuable outside space.

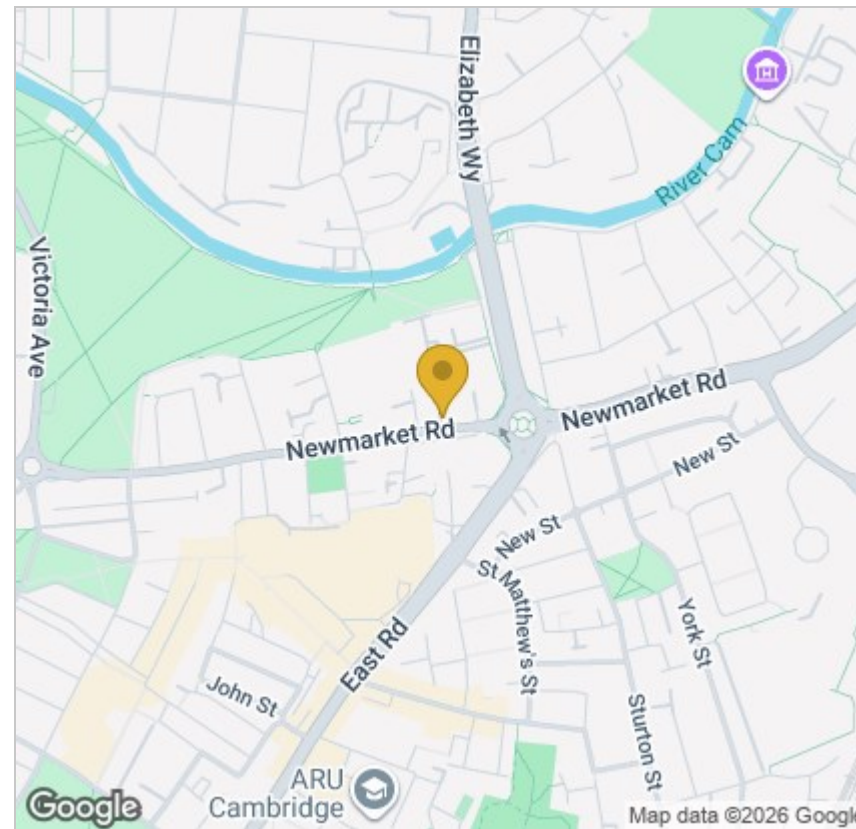
With underfloor heating throughout, a lift in the building, concierge service, and close proximity to the River Cam and Midsummer Common, this is an excellent opportunity to acquire a flat within a high-quality development, with access to a gym and other amenities.

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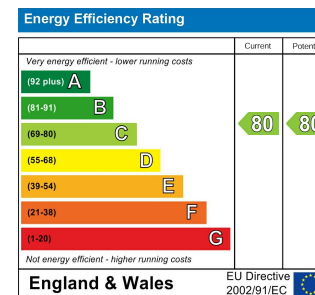




Total area: approx. 49.8 sq. metres (535.6 sq. feet)



Energy Efficiency Graph



Tenure: Leasehold
Council tax band: C

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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

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