



Bush & Co.

98 Gwydir Street, Cambridge - £1,750 PCM

A delightful two bedroom Victorian terraced house located off vibrant Mill Road, offering easy access to the City Centre and mainline Train Station and just minutes from a wide variety of shops, cafes and local amenities.

Living/Dining Room

21'10" x 11'3" (6.66 x 3.45)
Open plan living/dining room with wooden flooring

Kitchen

12'7" x 8'2" (3.84 x 2.51)
Modern fitted kitchen with electric hob and oven, fridge freezer and washing machine

Bedroom 1

12'6" x 11'3" (3.83 x 3.45)
Front double bedroom

Bedroom 2

8'1" x 7'3" (2.48 x 2.21)
Rear single bedroom

Study

9'2" x 6'0" (2.81 x 1.84)

Shower Room

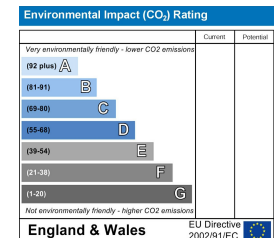
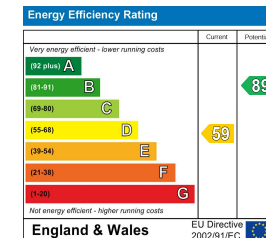
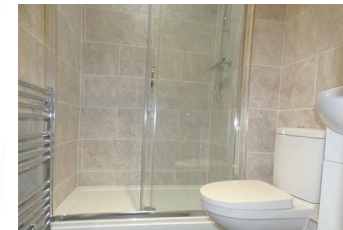
Modern tiled shower room with

WC, hand basin and heated towel rail

Key information

EPC Rating – D
Council Tax Band – C (Cambridge City Council)
Rent – £1750 pcm (£403 pw)
Deposit – £2019
Available unfurnished 22nd August 2026
Long term tenancy
Long rear garden and street parking (Permit required)

- 2 Bedroom
- Unfurnished Terraced House
- Additional Study Area
- Gas Central Heating
- Rear Garden
- Street Parking (Permit Required)
- 68 sqm / 731 sqft
- Within Walking Distance To The City Centre



IMPORTANT NOTICE

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 tenants 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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