



Flat 7, Poynters Lodge, Chesterton Road,
Cambridge, CB4 1JB

Guide price £249,950 Share of Freehold



Poynters Lodge Chesterton Road

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- No chain
- Share of Freehold
- Parking
- EPC rating C

A ground-floor south-facing apartment, in a popular development, with parking, communal gardens, and a share of freehold, a 10-minute walk to the river with the town centre just beyond.

Offered with no chain, this well-planned apartment is perfect for a first-time buyer and someone wanting to be in a particularly convenient location within walking distance of the City, River, and all that Chesterton has to offer, and easy reach of Cambridge North Station.

There is a secure communal hallway with an intercom and access to the property, which offers a hallway and a living/dining room with southerly views to the rear of the block. The kitchen is fitted and includes an oven, hob, and extractor, plus space for appliances. The bedroom also faces the rear of the block. The bathroom has an electric shower over the bath, basin, and WC.





The heating is electric and benefits from an Economy 7 tariff; the windows are double-glazed. Water is included in the service charge.

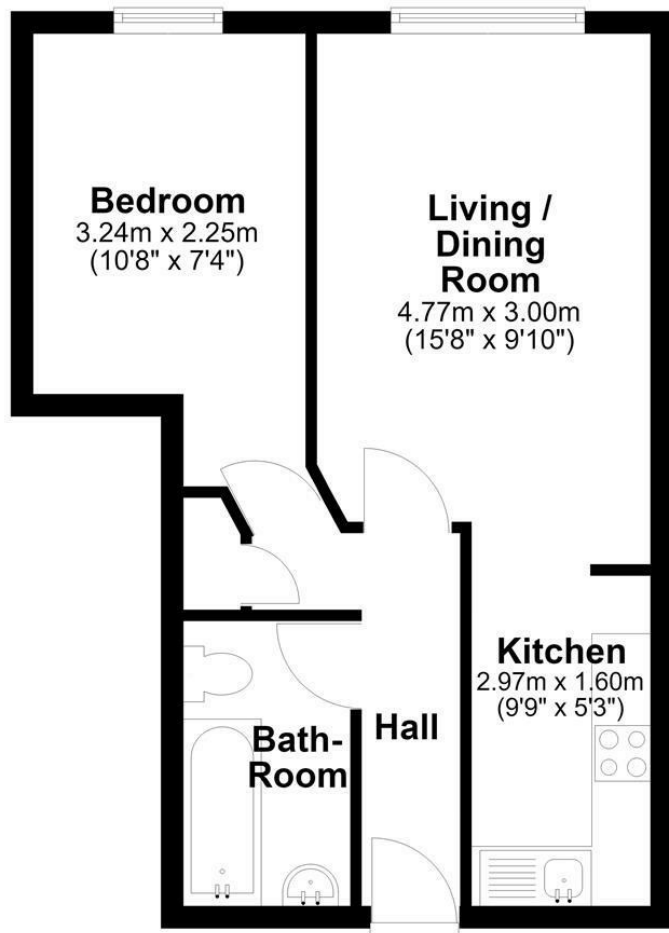
Outside, there is a residents' car park, secure bike and bin storage, and communal gardens.

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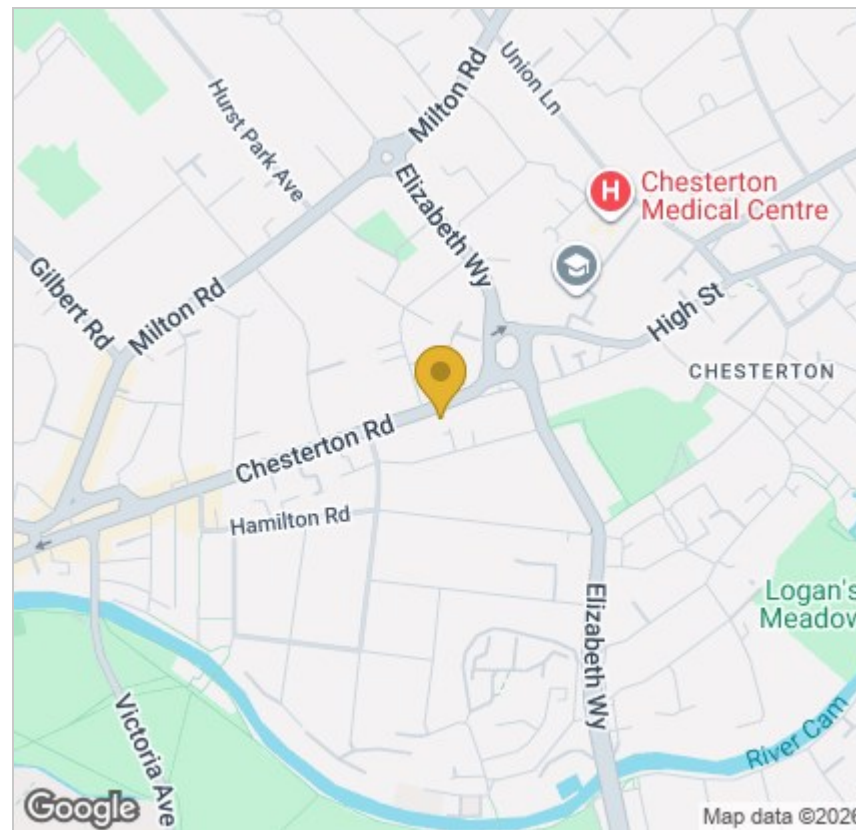


Floor Plan

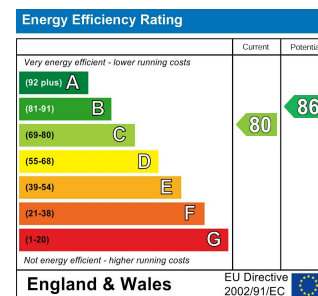
Approx. 37.0 sq. metres (398.1 sq. feet)



Total area: approx. 37.0 sq. metres (398.1 sq. feet)



Energy Efficiency Graph



Tenure: Leasehold - Share of Freehold. 960 years remaining. No ground rent. Service charge £1500 p.a, including water. Council tax band: B

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