



**Strympole Way, Highfields Caldecote, Cambridge, CB23 7ZJ**

**CHEFFINS**

## Strympole Way

Highfields Caldecote,  
CB23 7ZJ

- Minimum 12 Month Tenancy
- Available from 10/02/2026
- Unfurnished
- EPC: C
- Council Tax Band
- Gas Central Heating
- Double Garage
- Garden

A 4 bedroom detached house located in a cul-de-sac within the heart of this popular west Cambridge village. The accommodation comprises entrance hall, living room, dining room, kitchen, utility room, cloakroom, master bedroom with en suite shower room, 3 further bedrooms and family bathroom. The property further benefits from a front and side gardens, driveway and double garage. We regret no sharers. Unfurnished. Available from 10/02/2026. EPC: C and Council Tax Band: E.

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**£1,790 PCM**





## LOCATION

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Highfields Caldecote lies approximately 7 miles west of Cambridge, is well located for access to major road networks including the M11, A14 and sits within Comberton Village College Catchment. The village has a range of local amenities including a village store, petrol station, primary school, social club, village hall and recreation ground with sports pavilion. Further amenities including a Morrisons supermarket can be found up the road in nearby Cambourne.

**ENTRANCE HALL**

with built in cupboard, double glazed window to side aspect and stairs rising to first floor. The living room, cloakroom, kitchen and dining room are accessed off the entrance hall

**LIVING ROOM**

with feature fireplace (not in use) and dual aspect with double glazed windows to front aspect and double glazed patio doors to side aspect with access to the garden.

**KITCHEN**

with base and wall units, work tops, sink with double glazed window above to side aspect, oven, gas hobs and dishwasher. Door to:

**UTILITY ROOM**

With a couple of wall units, fridge/freezer, space and plumbing for a washing machine and double glazed door to rear garden.

**DINING ROOM**

with double glazed windows to front and side aspects.

**CLOAKROOM**

with toilet, wash basin with tiled

splash back and double glazed window to rear aspect.

**STAIRS/LANDING**

all bedrooms and the family bathroom are accessed off the landing.

**EN SUITE SHOWER ROOM**

with shower cubicle, toilet and wash basin with wall mounted mirrored cabinet above.

**BEDROOM 2**

with built in wardrobe, 2 sets of double glazed windows to front aspect and double glazed window to side aspect.

**BEDROOM 3**

with built in wardrobe and double glazed window with curtains to front aspect.

**BEDROOM 4**

with double glazed window to side aspect.

**BATHROOM**

with shower over bath, toilet and wash basin with wall mounted mirrored cabinet above.

**EXTERIOR****BEDROOM 1**

with built in wardrobe, double glazed window to side aspect and door to:

**FRONT**

driveway providing off street parking and access to a garage. Path to front door with lawn to either side, shrubs at borders and gate to access side garden.

**SIDE GARDEN**

with path around from the front of the house. Predominantly laid to lawn with patio and flower/shrub beds at borders.

**LETTING AGENT NOTES**

For more information on this property please refer to the Material Information brochure on our Website.

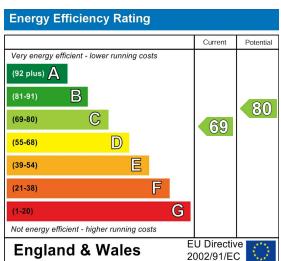
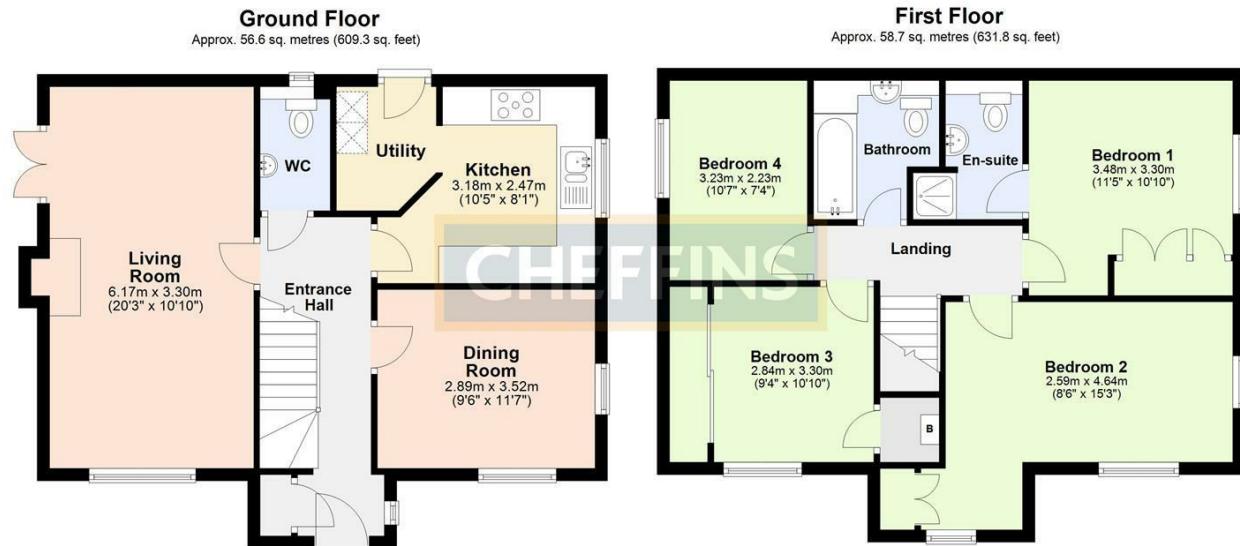
Term - Minimum 6 month tenancy

Holding Deposit - £413

Deposit - £2065







Total area: approx. 115.3 sq. metres (1241.2 sq. feet)

**Agents note:**

For more information on this property please refer to the Material Information Brochure on our website.

Clifton House, 1-2 Clifton Road, Cambridge, Cambridgeshire, CB1 7EA | 01223 271916 | [cheffins.co.uk](http://cheffins.co.uk)

**IMPORTANT:** we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.



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