


Ravensworth Gardens, Cambridge, CB1 2XL

CHEFFINS

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# Ravensworth Gardens

Cambridge,
CB1 2XL

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## £1,650 PCM



A 2 bedroom ground floor apartment forming part of a small and select development off Tenison Road close to Cambridge train station. The well proportioned accommodation comprises entrance hall, living room, kitchen, 2 double bedrooms and bathroom. Further benefits secure allocated parking, 2 external store cupboards and communal gardens. Unfurnished. Available now. EPC: C and Council Tax Band: C.

## LOCATION

The property is located within the Petersfield ward of Cambridge off Tension Road on the south side of the city and most conveniently placed for access to Cambridge train station and the CB1 Business District (0.3 miles). The property is also convenient for access to the city centre (0.6 miles) and Addenbrookes (1.7 miles). A good range of local amenities can also be found nearby and further amenities can be found on popular on Mill Road and at the Cambridge Leisure Park as well as excellent transport links. (distances approximate)







**ENTRANCE HALL**
2 built in cupboards and doors to the living room, kitchen, bedrooms and bathroom off.

**LIVING ROOM**
2 windows to side aspect and further window to rear aspect.

**KITCHEN**
base and wall units, work tops, sink with window to rear aspect above, appliances including oven, gas hob with extractor above, fridge freezer and washing machine and gas central heating boiler.

**BEDROOM 1**
built in double wardrobes and window to rear aspect.

**BEDROOM 2**
window to rear aspect.

**BATHROOM**
shower over bath, wc and wash basin with mirror above.

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

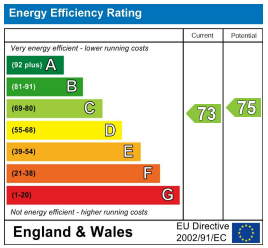
Holding Deposit - £380
Deposit - £1903





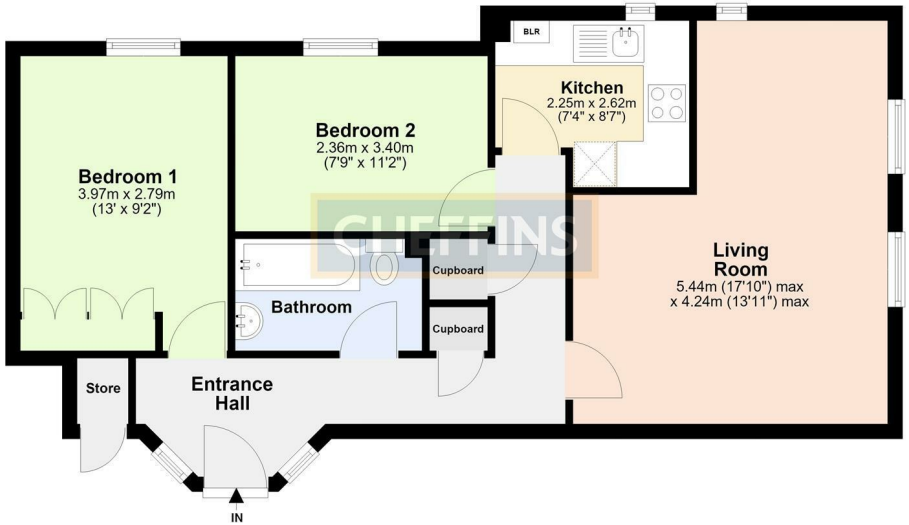





## Ground Floor

Approx. 60.9 sq. metres (655.7 sq. feet)




Total area: approx. 60.9 sq. metres (655.7 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 I 01223 271916 I cheffins.co.uk

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

Please do not take photographs, videos or recordings during viewings without prior consent. This includes the use of smart glasses and wearable devices.