

GRAY TOYNBEE

4 Canterbury Close

Cambridge, CB4 3QQ

Guide price £575,000

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- Quiet location
- Lovely garden
- Conservatory extension
- No chain

A 1000 sq. ft., 3-bedroom bay-fronted end-of-terrace house with a conservatory and a lovely garden, situated in a quiet cul-de-sac, less than a mile from the City centre.

This attractive, well-maintained family house has been extended at the rear with a conservatory. The accommodation is in good order, but would benefit from some updating.

There is a front sitting room with a bay window and a gas fire; the dining room is a good size and a door leads to the conservatory which overlooks the garden. The kitchen is well fitted and has base and eye-level storage, a fitted oven, hob, and extractor, a tiled floor, and a door to the side.

On the first floor, off the landing, there are three bedrooms, two doubles and a single room. The front bedroom has a bay window and a fitted cupboard. The bathroom has a basin and WC.

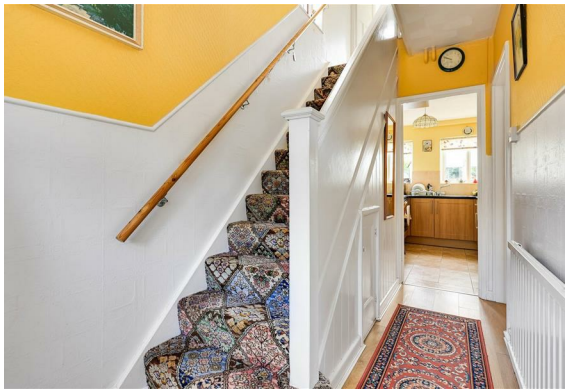
The house has gas central heating and double glazing.















The front garden is behind a brick wall and has flower beds. Side access leads to the rear garden, which is an excellent size and has a lawn, beds, a large shed, and a gated pedestrian access at the rear that leads out to Canterbury St.

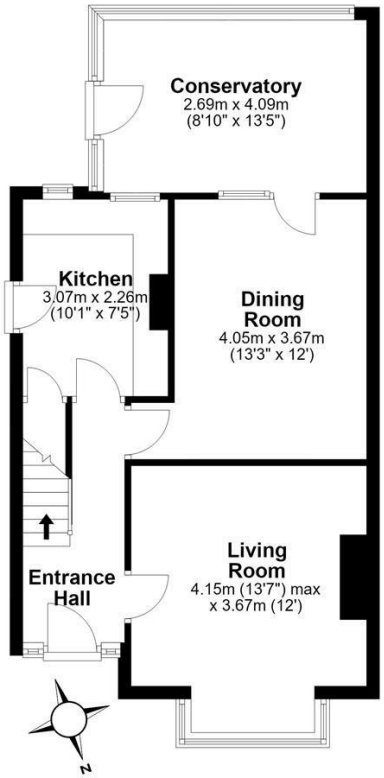
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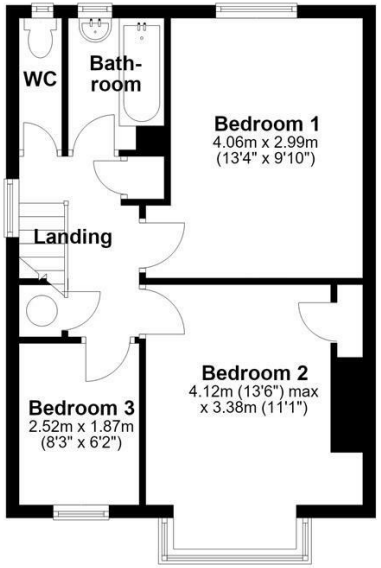


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Ground Floor
Approx. 51.5 sq. metres (554.0 sq. feet)

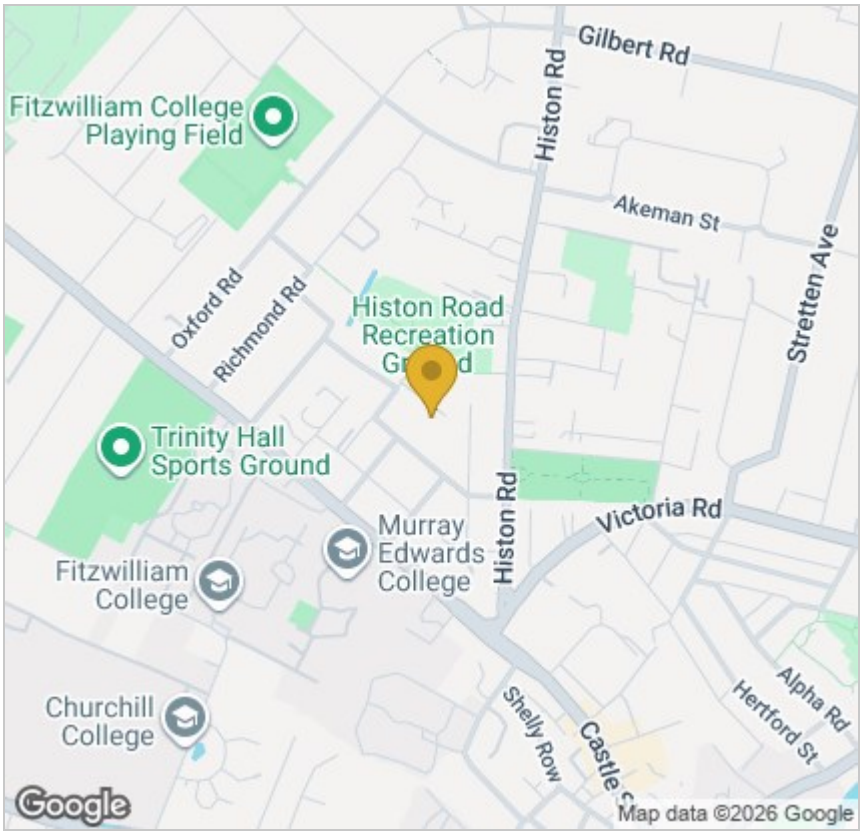


First Floor
Approx. 41.6 sq. metres (447.3 sq. feet)

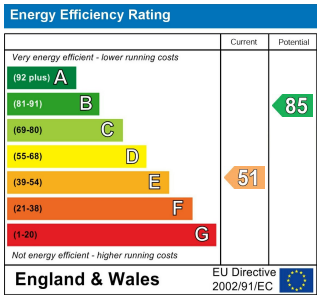


Total area: approx. 93.0 sq. metres (1001.3 sq. feet)

For guidance only. Not to scale. All dimensions and areas are approximate and should be verified.
Plan produced using PlanUp.



Energy Efficiency Graph



Tenure: Freehold
Council tax band:

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