



Bush & Co.



68 Catharine Street, Ground floor flat, Cambridge, CB1 3AR

£315,000 Leasehold



Energy Rating Band D

Catharine Street is a spacious ground-floor maisonette with a private garden and is offered with NO CHAIN. The property comprises an entrance hall, sitting/dining room with French door to the garden, fitted kitchen, 2 bedrooms and bathroom. Electric heating, double-glazed windows and is located near local shops and cafes.

Catharine Street is a desirable residential location in the heart of Romsey Town, with all the independent shops, cafes and facilities Mill Road has become famous for on your doorstep. The city centre is just over 1 mile away, the railway station is around 0.7 miles away, and the Addenbrookes hospital biomedical campus is less than 2 miles away. Parking is available on the street without the need for a permit.

Accommodation in detail. Timber and glazed front door to the entrance lobby with storage cupboards. Door to the entrance hall. Sitting/dining room with French doors to the rear garden, vaulted ceiling and Velux windows, storage radiator. Kitchen fitted with a sink unit, range of wall and base units, electric hob and oven, extractor hood, plumbing for washing machine, fridge space and tiled surrounds. Bedroom 1 has a window to the front elevation. Bedroom 2 with glazed door to garden. Bathroom with panel bath with shower over, hand basin, WC, tiled walls.

Outside, a fenced garden with paving. Bin and cycle storage area.

Tenure; Leasehold.

Term: 125 years from 22 October 2004

Service charges: £595 Per annum in 2025

Ground rent: £300 Per annum

Services: Mains water, drainage and electricity



Exceptional service in Cambridge and the surrounding villages

Bush & Co is a leading independent estate agency that takes pride in providing the friendly, professional advice you would expect from a long established company combined with the dynamic efficiency of a contemporary, progressive practice.

At Bush & Co we value your custom as highly as we value our own integrity and reputation. Please contact us for a confidential discussion and impartial advice on how we can deliver a truly bespoke service which we are sure will exceed your expectations.

- * Honest valuations with a true market assessment
- * Bespoke individual marketing
- * Premium and feature listing status
- * Dedicated sales progression
- * Social media campaigns
- * Professional quality photography
- * Media tours

Contact us for a free valuation of your property
01223 246262
sales@bushandco.co.uk

Established. Independent. Passionate

Further Information

Tenure - Leasehold

Council Tax - Band C

Fixtures & Fittings - Unless specifically mentioned in these particulars all fixtures and fittings are expressly excluded from the sale

Viewing - By Appointment

169 Mill Road

Cambridge

Cambridgeshire

CB1 3AN

www.bushandco.co.uk

Floor Plan

Approx. 52.0 sq. metres (560.2 sq. feet)



Total area: approx. 52.0 sq. metres (560.2 sq. feet)

Drawings are for guidance only
Plan produced using PlanUp

