



Bush & Co.

# 47 Herbert Street, Cambridge - £4,690 PCM

A well presented furnished 6 bedroom house located on Herbert Street providing quick access to the City Centre and many local shops, cafes and amenities. The generously sized house is arranged over three floors and benefits from having six furnished double bedrooms, two shower rooms and a large ground floor open plan kitchen/living room area.

The house is available furnished from August to a shared group of full time students who must all know each other.

Bills are not included and all tenants will be required to have individual UK based guarantors.

## Kitchen/Living Room

26'0" x 14'5" (7.93 x 4.41)

Rear open plan kitchen/living room area with patio doors leading to the garden. The kitchen comes fully equipped with two free standing fridge freezers, electric hob and oven with extractor hood, washing machine and tumble dryer

## Bedroom 1

10'9" x 10'4" (3.28 x 3.16)

Ground floor double bedroom with bay window

## Bedroom 2

10'3" x 8'5" (3.14 x 2.57)

Rear first floor bedroom with built in cupboard

## Bedroom 3

10'9" x 8'0" (3.28 x 2.44)

First floor middle bedroom with built in cupboard

## Bedroom 4

14'0" x 10'8" (4.27 x 3.27)

First floor front spacious bedroom with two built in cupboards, large bay window and additional sash window adding lots of natural light into the room

## IMPORTANT NOTICE

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending tenants should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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## Shower Rooms

Two shower rooms located on the first floor

## Bedroom 5

8'9" x 9'7" (2.69 x 2.93)

Top floor rear bedroom with large built in cupboard

## Bedroom 6

7'9" x 14'0" (2.38 x 4.28)

Front top floor bedroom with built in cupboard

## Garden

Rear patio garden area with rear access

## Key Information

EPC Rating – C

Council Tax Band – E (Cambridge City Council)

Rent – £4690 pcm (£1082 pw)

Deposit – £5411

Available furnished 29th August 2026

Long term tenancy

Available to full time students studying at

Cambridge University

Guarantors required for all tenants

Bills not included

- 6 Bedroom House
- Available To Students Studying At Cambridge University
- Two Shower Rooms
- Gas Central Heating
- Bills Not Included
- Furnished
- Available 29th August 2026
- Rear Enclosed Garden With Rear Access
- Partially Double Glazed
- 130 sqm / 1399 sqft

