



Badminton Close, Cambridge
£500,000 Freehold

**Sharman
Quinney**

Key Features



- Semi Detached Family Home
- Three Well-Proportioned Bedrooms
- Open Plan Kitchen/Dining Room
- Downstairs WC and Shower
- Garage Conversion adding Living Space

A welcoming entrance hall leads into a spacious living room positioned to the right, offering ample space for a full furniture layout and a comfortable family set up. Towards the rear of the property sits the kitchen-diner, fitted with an extractor fan, gas hob, and single oven. From here, double patio doors open directly onto the rear garden, creating a bright and airy feel.

The utility room provides a practical additional space for household appliances and storage and also gives access to the downstairs shower room. The rear garden can be reached from both the kitchen and the utility room, adding to the home's convenience and flow.



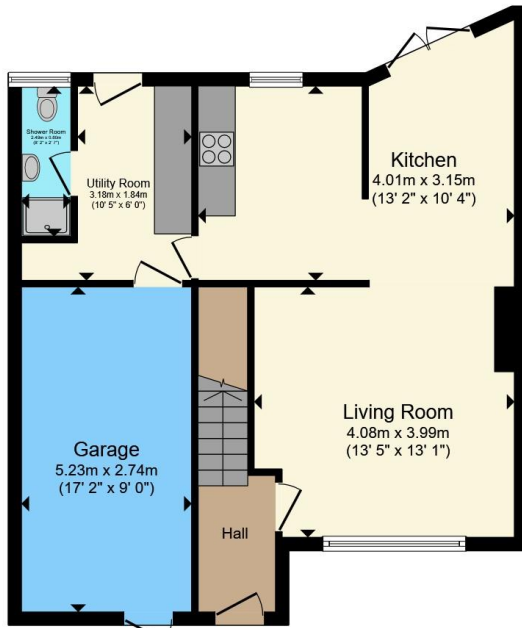
Completing the ground floor layout is the reconfigured garage, now transformed into a versatile room ideal for a home office, playroom, or hobby space. A skylight floods this area with natural light, making it a bright and adaptable part of the home.

Upstairs boasts three generously sized bedrooms, all served by a well appointed family bathroom. The landing also provides access to the loft, which is partially boarded and fully insulated, offering valuable additional storage. A drop down ladder makes the space easy to reach and practical for everyday use.

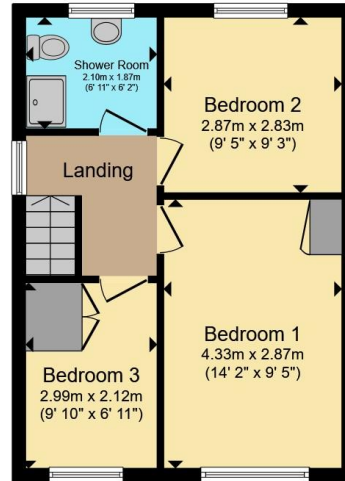
To the rear, the property enjoys a private garden surrounded by mature foliage, offering excellent privacy. The garden also benefits from a powered shed, ideal for storage or hobbies. To the front, there is a driveway providing access to the converted garage.

Badminton Close in CB4 offers a quiet residential setting with great everyday convenience. Local shops, cafés, and supermarkets are close by, along with easy access to Cambridge North Station, the Science Park, and major routes like the A14 and M11.





Ground Floor



First Floor

Total floor area 100.7 m² (1,084 sq.ft.) approx

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Measurements:

- Living room - 4.08m x 3.99m / 13'5" x 13'1"
- Kitchen - 4.01m x 3.15m / 13'2" x 10'4"
- Utility room - 3.18m x 1.84m / 10'5" x 6'0"
- Garage - 5.23m x 2.74m / 17'2" x 9'0"
- Bedroom one - 4.33m x 2.87m / 14'2" x 9'5"
- Bedroom two - 2.87m x 2.83m / 9'5" x 9'3"
- Bedroom three - 2.99m x 2.12m / 9'10" x 6'11"

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