



Bush & Co.

Arnolds Farmhouse Shelford Bottom, Cambridge - £1,500 PCM

A delightful detached two bedroom period farm house in a quiet corner offering quick access to Addenbrookes Hospital, Cambridge City Centre, A11/M11 and mainline stations in Cambridge and Great Shelford.

Entrance Hall

Kitchen/Dining Room

19'4" x 7'8" (5.91 x 2.34)
Kitchen fitted electric hob and oven, integrated fridge with freezer box and slimline dishwasher

Living Room

12'11" x 11'11" (3.96 x 3.64)
Spacious rear living room

Utility Room

With plumbing for washing machine (not supplied)

Bathroom

Downstairs bathroom with shower over bath, WC and hand basin

Bedroom 1

12'11" x 11'11" (3.96 x 3.64)
Front double bedroom

Bedroom 2/3

Two further interlinked bedrooms (2.96 x 2.34m and 2.62 x 2.34m)

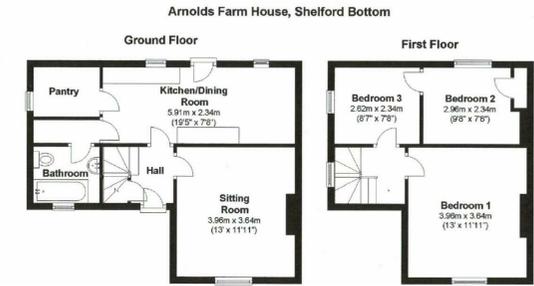
Garden and Parking

Delightful garden, brick shed and covered open bay storage area
Driveway parking available

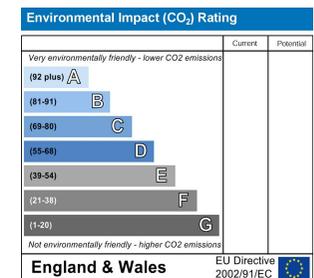
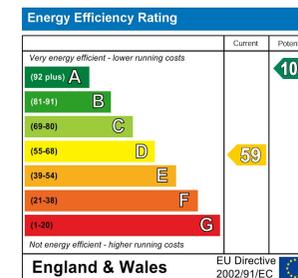
Key information

EPC Rating – D
Council Tax Band – D (South Cambridgeshire Council)
Rent – £1500 pcm (£346 pw)
Deposit – £1730
Available unfurnished now
Long term tenancy

- Detached House
- Unfurnished
- Sorry, No Smoking or Pets
- Driveway Parking
- Double Glazing
- 2/3 Bedrooms
- Electric Heating
- Garden
- 74 sqm / 800 sqft



Approx. gross internal floor area 74 sqm (800 sqft)



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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