

43 Apthorpe Way
Cambridge, CB4 2NJ

Guide price £425,000

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- Extended family home
- EPC rating C
- Traffic free location

An extended 3-bedroom terrace with large open-plan living, a lovely garden and set in a quiet position overlooking a green area.

This fantastic family home is about 1072 sq. ft, and has been refurbished in recent years. There is a good-sized rear extension that has enabled the creation of a versatile and bright open-plan space that includes a kitchen area with a range of units and an integrated fridge freezer. The dining area has a wood-effect floor and leads to the family room, which has a vaulted ceiling and three Velux rooflights as well as full-width bi-fold doors with integrated blinds, providing views and access to the garden, and underfloor heating. The sitting room is at the front of the house and has a large window overlooking the garden, and provides a useful separate reception area off the main hub of the house.

Upstairs there are three bedrooms: two are lovely double rooms, and the third is a good single room with a storage recess over the stairs. The bathroom



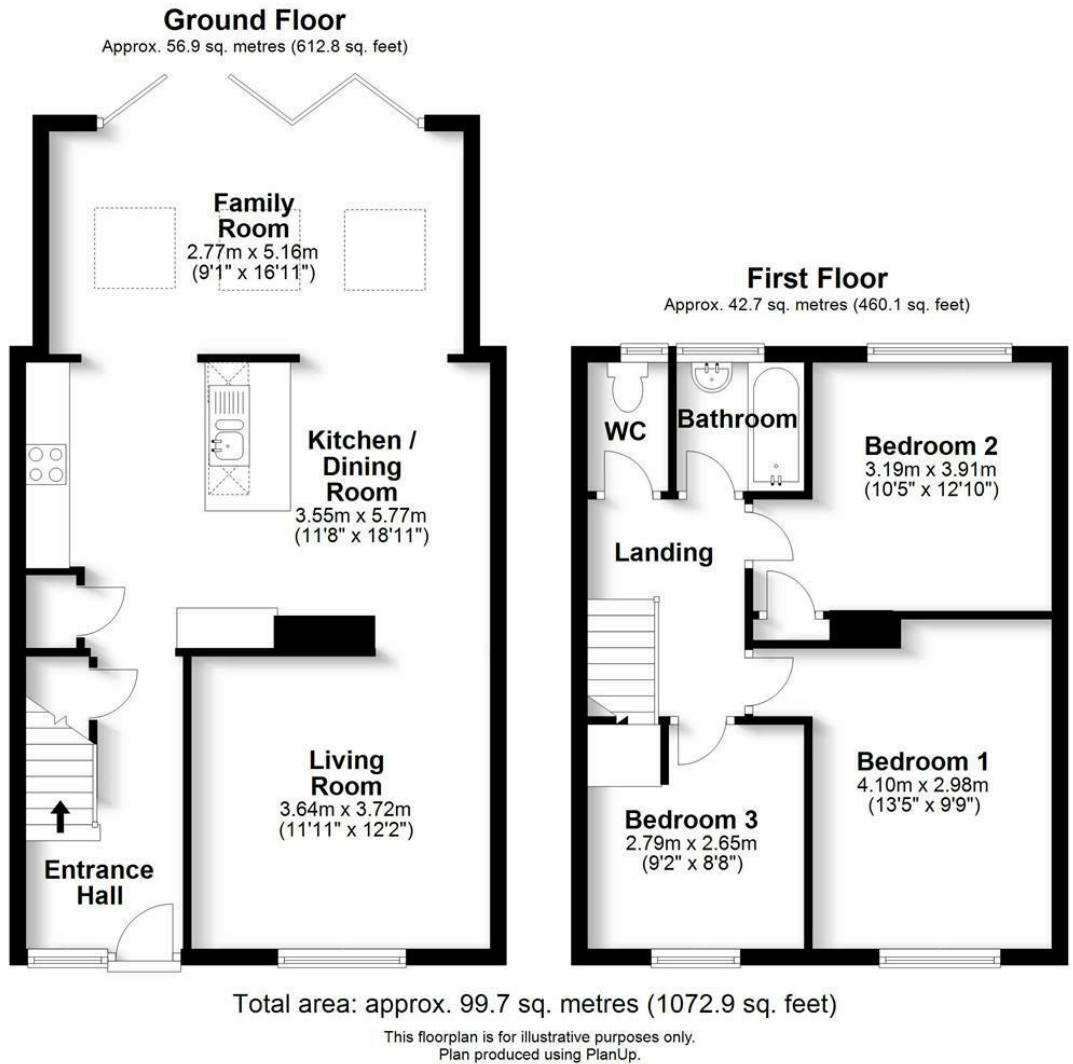


has been refitted, has a shower over the bath and a towel rail. There is a separate WC.

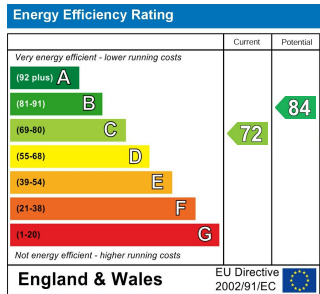
The house has double-glazing and gas central heating via a combi boiler.

The house overlooks a traffic-free green area and has a low-maintenance front garden. Pedestrian access leads to the rear garden, which is a nice size and mainly lawn. A large patio adjoins the house, and there are well-stocked beds, a timber shed, and the garden is enclosed by fencing.





Energy Efficiency Graph



Tenure: Freehold
Council tax band: C

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