



188 sqm / 2019 sqft

Carport & driveway

1073 sqm / 0.27 acre

1981 - freehold

Detached house

EPC - C / 70

4 beds, 1 recep, 2 bath

Council tax band - G

BENTLEY ROAD

A bespoke four-bedroom home of recognised architectural significance, designed in 1981 by David Thurlow of the famed Cambridge Design Group and carefully preserved by the original owner. Set within mature gardens of approximately 0.27 acres, the house offers light-filled open-plan living, a minimalist aesthetic and a rare sense of architectural integrity.

Available with the benefit of no onward chain.



Guide Price  
£1,500,000.00



Designed in 1981 by David Thurlow, co-founder of the famed Cambridge Design Group, this is an individual and bespoke home of real architectural significance, quietly positioned within mature gardens of approximately 0.27 acres on Bentley Road. Influenced by Bauhaus principles and recognised within the UK Modern House Index, the house retains the clarity and integrity of its original design, with a monopitch roofline, exposed structural timber, carefully framed glazing and open-plan interiors shaped around light, proportion and connection to the garden. The current owner commissioned the house and has thoughtfully cared for it ever since, preserving the original materials and character with notable sensitivity.

The house extends to just over 2,000 sqft and is arranged across two floors with a contemporary layout that is also practical. The principal living space forms the centrepiece of the house: a large open-plan sitting and dining room beneath warm timber-clad ceilings, with extensive timber framed glazing and sliding doors opening directly onto the garden. The change in levels subtly defines the different areas without interrupting the openness of the space, while the orientation and large windows bring in consistent natural light throughout the day.

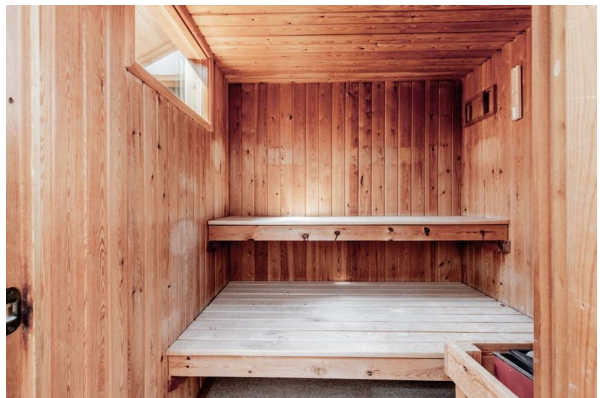
The kitchen remains true to the original design language, with generous workspace, integrated storage and a direct relationship to the dining area. A separate utility room provides practical day-to-day functionality. Also on the ground floor are two further flexible rooms currently used as a study and additional reception space, either of which could function as bedrooms if required.

Upstairs, the first floor has a calm and almost gallery-like quality, with long timber-lined corridors, rooflights and carefully positioned windows. There are two substantial bedrooms, a family bathroom and a sauna, all connected by spaces that feel considered rather than purely functional. Throughout the house there is an evident consistency in materials and detailing which gives the property a strong architectural identity without feeling self-conscious.

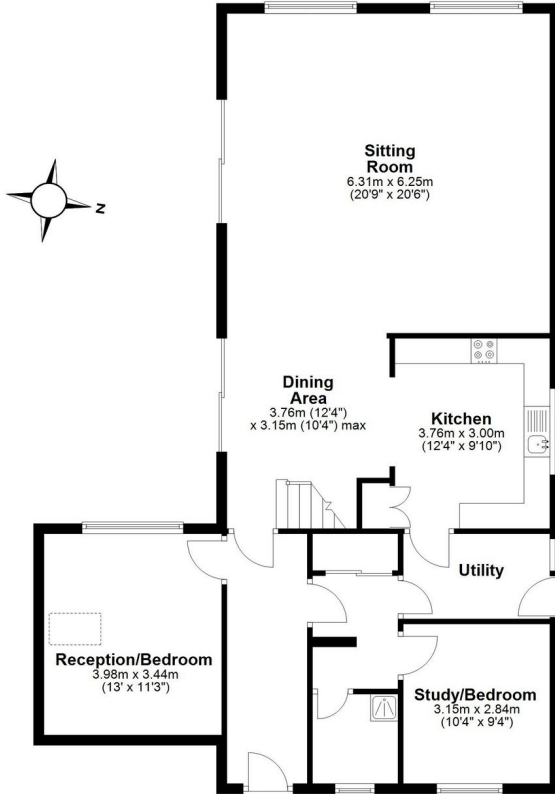
Outside, the house sits comfortably within a generous mature plot of approximately 0.27 acres, set back from the road with gravel parking and an integral carport to the front. The rear garden is wide and private, bordered by established trees and planting, with timber decking extending directly from the main living accommodation and creating an easy relationship between inside and outside space.

Bentley Road is a quiet residential road on the south side of Cambridge, characterised by individual houses, mature gardens and a noticeably established setting. The area offers a balance between city access and a more open, residential feel, with nearby walking routes towards surrounding countryside.

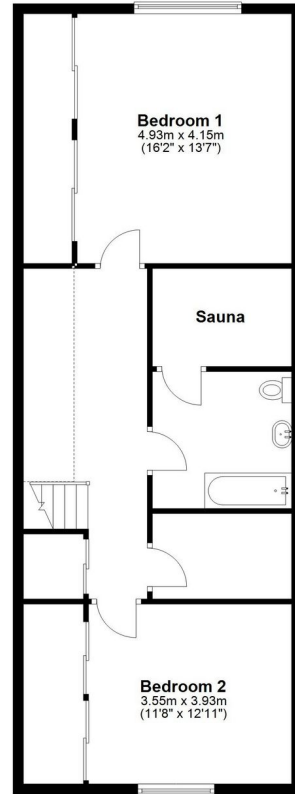
The location is particularly well placed for Addenbrooke's Hospital, the Biomedical Campus and a number of independent schools, while Cambridge city centre and the railway station are both readily accessible. There is also convenient access to the M11 and routes south towards London, making the area well suited to buyers seeking space and privacy without feeling disconnected from the city.



**Ground Floor**  
Approx. 108.7 sq. metres (1169.9 sq. feet)



**First Floor**  
Approx. 78.9 sq. metres (848.9 sq. feet)



Total area: approx. 187.6 sq. metres (2018.8 sq. feet)

Drawings are for guidance only. www.beachenergy.co.uk - IPMS 2  
Plan produced using PlanUp.



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