



Bush & Co.

232 Histon Road, Cambridge - £2,100 PCM

A well presented extended four bedroom semi detached family house located with easy access to the City Centre, Cambridge North train station, Science/Business Parks and A14/M11 and within walking distance from many local shops and amenities on Histon Road.

Entrance Hallway

With downstairs cloakroom and WC

Living/Dining Room

24'11" x 14'9" (7.62 x 4.50)

Spacious living/dining room with bay window

Kitchen

12'4" x 8'11" (3.78 x 2.74)

Rear fitted kitchen with six ring gas hob, electric oven, fitted fridge and freezer and plumbing for washing machine opening to large conservatory (7.62 x 3.61m) with tiled floor and two sets of French doors to rear enclosed garden

Bedroom 1

13'10" x 12'9" (4.22 x 3.91)

First floor master bedroom

Bedroom 2

12'11" x 11'8" (3.96 x 3.56)

Second first floor double bedroom

Bedroom 4

8'7" x 7'10" (2.64 x 2.39)

Good size single bedroom also on the first floor

Family Bathroom

Spacious bathroom with shower over bath

Bedroom 3

16'0" x 8'9" (4.88 x 2.69)

Top floor double bedroom with two Velux windows

Garden and Parking

Enclosed rear garden with shed and side access

Driveway parking available

Key information

EPC Rating – E

Council Tax Band – D (Cambridge City Council)

Rent – £2100 pcm (£484 pw)

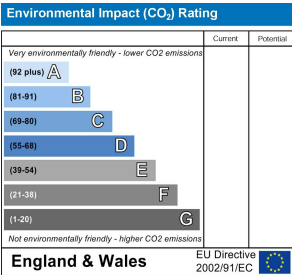
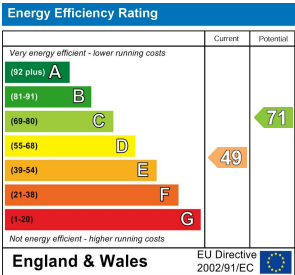
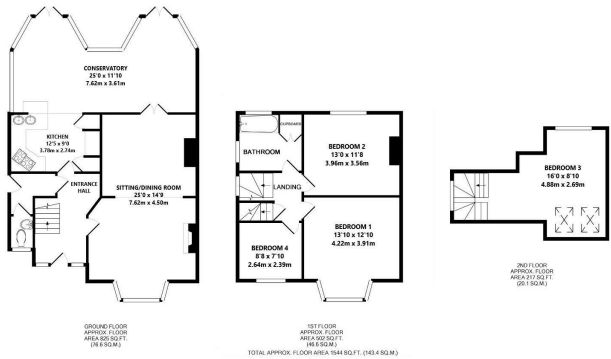
Deposit – £2423

Available unfurnished 14th June 2024

Long term tenancy

Suitable for a family, regret not available to share groups of more than two

- 4 Bedrooms
- Double glazing
- Unfurnished
- Gas central heating
- Sorry, no smokers
- Pets considered
- Medium garden
- Driveway parking available
- Regret not available to share groups of more than two



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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

Lettings Office:
8 The Broadway, Mill Road, Cambridge CB1 3AH
01223 508085 lettings@bushandco.co.uk

Sales Office:
169 Mill Road, Cambridge CB1 3AN
01223 246262 sales@bushandco.co.uk