



Bush & Co.

38 Great Eastern Street, Cambridge - £1,700 PCM

A well presented two bedroom, Victorian terraced house located just off Vibrant Mill Road within walking distance of the main line Train Station, the City Centre and many shops, cafes and local amenities.

Living/Dining Room

11'11" x 21'5" (3.64 x 6.53)
Open plan living/dining room with stairs to first floor, decorative fire place and bookshelves

Kitchen

9'0" x 6'2" (2.75 x 1.90)
Rear fitted kitchen with gas hob and electric oven, fridge freezer, washer dryer and integrated slim line dishwasher and door leading to rear garden

Bedroom 1

15'8" x 7'11" (4.78 x 2.43)
Front double bedroom with wardrobe, chest of drawers and cupboard

Gallery Bedroom 2/Study

10'8" x 9'2" (3.26 x 2.80)
Gallery bedroom two/study located at the top of the stairs with bookshelves

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.

Bathroom

6'1" x 8'8" (1.86 x 2.65)
Rear bathroom with electric shower over bath and cupboard housing the boiler

Garden and Parking

Rear garden laid to lawn with shed and secure side access
On street parking available (no permit required)

Key information

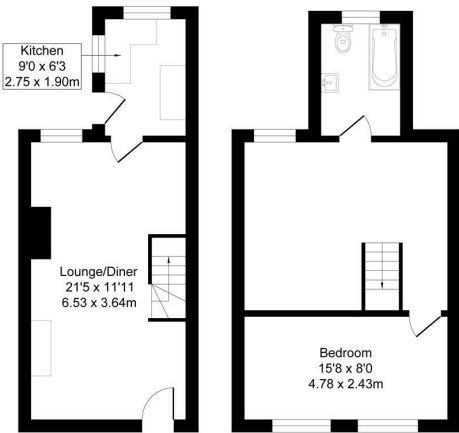
EPC Rating – D
Council Tax Band – C (Cambridge City Council)
Rent – £1700 pcm (£392 pw)
Deposit – £1961
Available unfurnished 4th October 2025
Long term tenancy

- 2 Bedrooms
- House
- Gas Central Heating
- Pets Considered
- Street Parking
- 1 Reception
- Unfurnished
- Sorry, No Smokers
- Rear Garden
- Double Glazing



38 Great Eastern St, Cambridge

Ground Floor Area: 31.40 m² ... 338 ft²
First Floor Area: 36.16 m² ... 389 ft²



Total Area: 67.56 m² ... 727 ft²
All Measurements are approximate and for display purposes only

