



Bush & Co.



## 81 Devonshire Mews, Cambridge - £1,550 PCM

A delightful one bedroom mid terrace house within easy walking distance of the mainline Train Station and City Centre and close to many local shops, cafes and amenities. Further benefits include enclosed rear garden, double glazing throughout and one off street parking space.

### Living Room/Kitchen

20'8" x 10'2" (6.32 x 3.10)

Open plan living room/kitchen with wood laminate flooring and spiral staircase leading to first floor. The modern kitchen comes with electric hob and oven, washer-drier and fridge-freezer

### Bedroom

10'2" x 8'9" (3.10 x 2.69)

First floor double bedroom with chest of drawers and spacious landing for storage or work space

### Shower Room

First floor shower room with shower enclosure, WC and hand basin

### Garden & Parking

Enclosed rear garden with rear

access and allocated off street parking for one car

### Key Information

EPC Rating – D

Council Tax Band – B (Cambridge City Council)

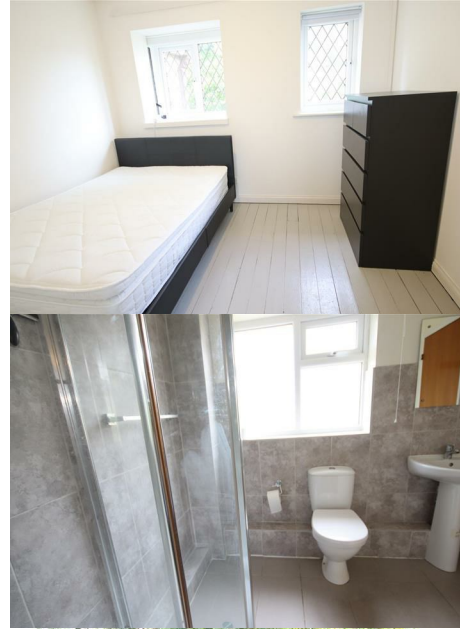
Rent – £1550 pcm (£357 pw)

Deposit – £1788

Available unfurnished 9th February 2026

Long term tenancy

- Mid Terrace House
- 1 Bedroom
- Unfurnished
- Electric Heating
- Double Glazing
- Sorry, No Pets or Smokers
- Rear Enclosed Garden
- Allocated Parking Available
- 39 sqm / 420 sqft
- Central Location



Total Floor Area : 420 Sq ft ... 39 Sq m

Energy Efficiency Rating			Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) A		93	(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E	65		(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales			England & Wales		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		

### 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