



Bush & Co.

27 Mandrill Close, Cambridge - £1,450 PCM

A well presented two bedroom terraced house in a quiet residential cul de sac in Cherry Hinton with good access to Addenbrookes Hospital, the City Centre and the M11/A14 and within walking distance to a large supermarket and local amenities.

Entrance Hall

Kitchen

7'10" x 9'1" (2.39 x 2.77)
Fitted kitchen at the front of the house complete with gas hob, electric cooker, washing machine and fridge freezer

Living Room

14'11" x 12'9" (4.55 x 3.89)
Spacious living room with patio doors to the garden, laminate flooring and stairs to first floor

Bedroom One

11'2" x 9'3" (3.42 x 2.84)
Double bedroom with built in wardrobes

Bedroom Two

9'4" x 6'6" (2.85 x 1.99)
Single bedroom

Bathroom

Bathroom with shower over the bath

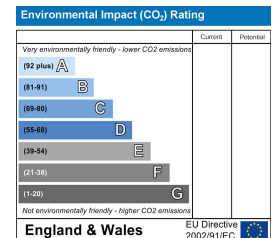
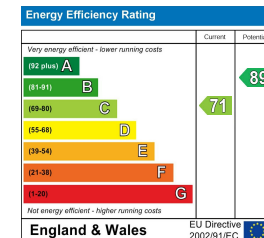
Rear Garden

Rear enclosed garden with patio and shed

Key information

EPC Rating – C
Council Tax Band – C (South Cambridgeshire Council)
Rent – £1450 pcm (£334 pw)
Deposit – £1673
Available unfurnished 22nd April 2025
Long term tenancy

- Two Bedroom House
- 56 sqm / 602 sqft
- Two Off Street Parking Space
- Rear Enclosed Garden
- Gas Central Heating
- Double Glazed Throughout
- Fitted Kitchen
- Sorry, No Pets
- Sorry, No Smokers



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.

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