



Bush & Co.

16 Mill Street, Cambridge - £650 Per Month

A furnished, first floor double bedroom (4.26 x 3.40m) in a shared house just minutes from vibrant Mill Road with its many shops, cafes and amenities and within walking distance of the mainline train station and City Centre.

The property has three rooms which are let on an individual room basis and the room is for a single professional.

Bedroom

13'11" x 11'1" m (4.26 x 3.40 m)

A bright, good sized first floor front double bedroom with double bed, wardrobe, 2 chests, a desk and chair
Newly carpeted

Kitchen

Shared kitchen with gas hob, electric oven, fridge freezer, washing machine and drier
French doors leading to enclosed sunny rear garden

Living Room

Shared Living room

Bathroom with shower over the bath

Garden

Enclosed rear garden

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.

Key Information

EPC Rating – D

Council Tax Band – D (Cambridge City Council)

Rent – £650pcm (£150 pw)

Deposit – £750

Available furnished now

Long term tenancy

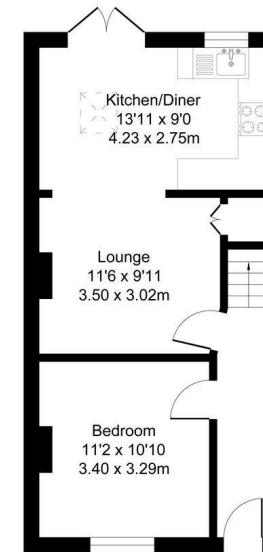
Single occupancy only

Additional monthly charge for water and council tax - £86.18

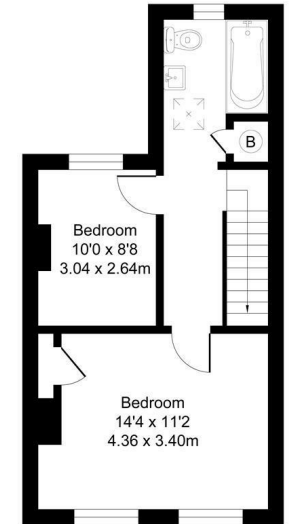
- Bright Bedroom to let in Shared House
- Gas Central Heating and Double Glazing
- Kitchen supplied with appliances
- Kitchen and Bathroom Shared with 2 other Tenants
- Bills are not included. Tenants share electricity and gas bills
- Monthly charge for water and council tax £86.18
- Street Parking with Permit
- Double Front Bedroom
- Enclosed rear garden



Ground Floor
Area: 38.8 m² ... 418 ft²



First Floor
Area: 33.6 m² ... 362 ft²



Total Area: 72.4 m² ... 780 ft²
All Measurements are approximate and for display purposes only

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		

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

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