



1 Bedrooms

Flat

PCM

£1,350 PCM

Located in

Newnham



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This stylish one-bedroom ground-floor apartment is perfectly placed for anyone wanting city living without the compromise, just a short walk from Cambridge City Centre and its wide range of cafés, shops and transport links.

Offered furnished as photographed and available from mid-March, it's an ideal home for a professional tenant or couple looking for a high-quality, low-maintenance apartment in a prime location.

The apartment is arranged around a bright, modern open-plan living and dining space, complemented by a modern kitchen with a clean contemporary finish. The double bedroom is well proportioned and benefits from an en-suite bathroom, with the additional convenience of a separate WC. Presented in excellent condition throughout, this is a standout option in a highly desirable area and early viewing is strongly recommended.

Please refer to the floorplan for measurements.

Council tax band - D (Cambridge)

EPC Rating - D (58)

## Energy Efficiency Rating D

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

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