Bush & Co.

90 Sturton Street, Cambridge, CB1 2QA

Guide Price £525,000 Freehold

2 1 1 E

Energy Rating Band E

In brief the accommodation consists of; entrance lobby with space for footwear and coats, leads to the living/dining room, that is open plan in design. There are original stripped floorboards, under under-stair storage cupboard, and stairs rising to the first floor. The kitchen has a range of matching cabinets and drawers, ample worksurfaces, oven with 4 ring hob, space and plumbing for various appliances, dual aspect windows, part glazed door leads to the rear garden.

The first-floor accommodation has a large study/landing area, which could easily create a third bedroom with the simple addition of a stud wall and has stairs rising to the second floor. Bedroom 2 is a double located to the front of the property, with exposed original floorboards, 2 built-in wardrobes. The bathroom has a bath with a shower over, WC, hand-wash basin, and storage cupboard.

The second-floor accommodation has a double bedroom with exposed brickwork, window to rear aspect, Velux window, ensuite shower room with WC and hand wash basin.

Outside, there is a large rear garden with a covered lean-to, patio area, and side access behind a secure wooden gate leading back to Sturton Street.

Agents' Note: There is a right-of-way for numbers 92 and 94 Sturton Street.

Location: Sturton Street is located off Hooper Street within the Suburb of Sturton Town, giving easy access to the City Centre. Sturton Town is located in a popular residential area in Cambridge, close to the Grafton Centre and Mill Road. The location allows pedestrian access to the station and the City Centre.

Exceptional service in Cambridge and the surrounding villages

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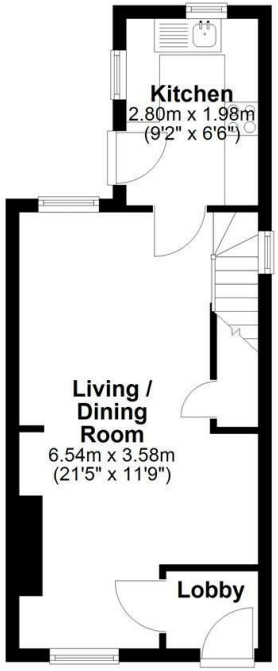
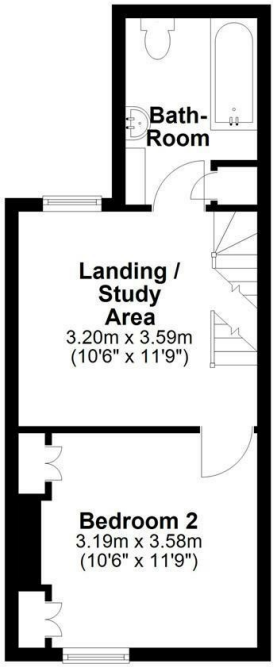
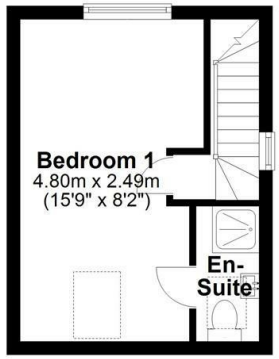
Ground Floor
Approx. 29.1 sq. metres (313.6 sq. feet)



First Floor
Approx. 29.0 sq. metres (312.1 sq. feet)



Second Floor
Approx. 17.3 sq. metres (185.9 sq. feet)



Total area: approx. 75.4 sq. metres (811.7 sq. feet)

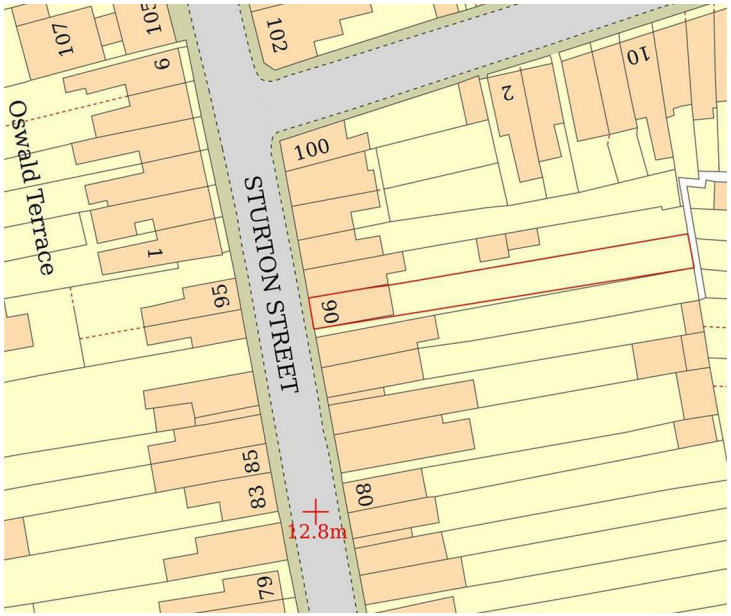
Drawings are for guidance only
Plan produced using PlanUp.

Further Information

Tenure - Freehold

Council Tax - Band D

Fixtures & Fittings - Unless specifically mentioned in these particulars all fixtures and fittings are expressly excluded from the sale

Viewing - By Appointment

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