



Bush & Co.



31 Bliss Way, Cherry Hinton, CB1 9YE

Guide Price £255,000 Leasehold



Energy Rating Band D



Location: Cherry Hinton is located south-east of Cambridge and benefits from many local facilities. As a self-contained village, there is a wide range of shops and services, primary and nursery schooling, a library and the nearby Cherry Hinton Hall park. Access is also convenient to Addenbrookes Hospital, the A10 and A14, with a regular bus service to the City Centre.

Accommodation in detail, First floor, Entrance Hall, Entrance door, radiator. Doors leading into bedrooms, the living room and the bathroom. Shower Room: Three-piece suite comprising a large shower cubicle, WC and wash hand basin. Part tiled walls. Obscure double-glazed window to the rear, radiator. Living Room: A light and spacious room with two double-glazed windows to the front, a radiator, and a kitchen door. Kitchen Range of wall and base level units and worktop surfaces, housing a stainless-steel sink and drainer. Plumbing for washing machine, gas and electric cooker points, space for fridge/freezer, tiled splash backs. Double-glazed window to the rear. Utility Cupboard Double-glazed window to rear aspect, boiler. Bedroom One, Double-glazed window front, radiator and built-in double wardrobe: Bedroom Two, Double-glazed window to the rear, radiator.

Tenure: Leasehold, 85 years remaining on Lease.

Ground rent: £10 per annum

Maintenance charge: £252 per annum

Council Tax : B





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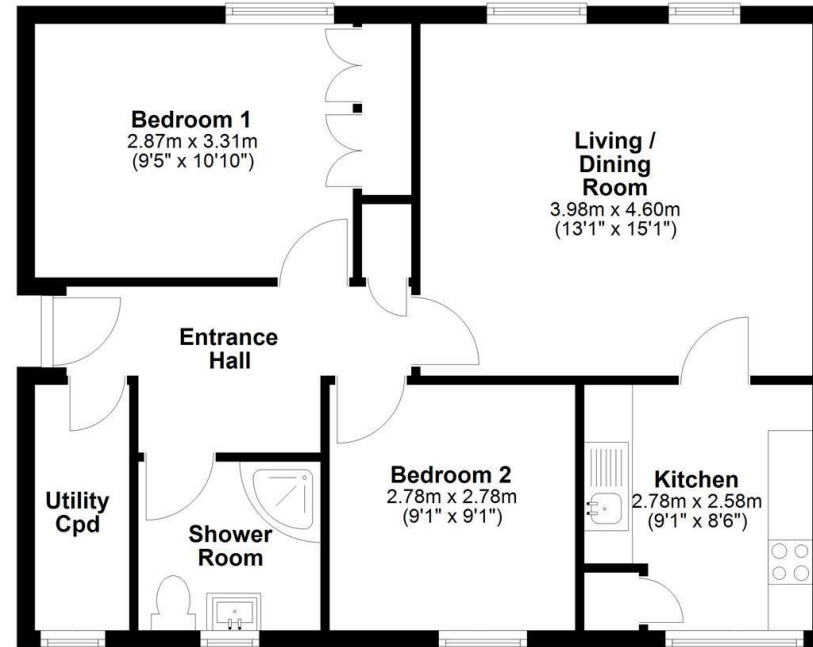
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Floor Plan

Approx. 59.7 sq. metres (642.4 sq. feet)



Total area: approx. 59.7 sq. metres (642.4 sq. feet)

Drawings are for guidance only
Plan produced using PlanUp.

Further Information

Tenure - Leasehold

Council Tax - Band B

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

Viewing - By Appointment

169 Mill Road
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