



Bush & Co.

63 Cowper Road, Cambridge - Guide Price £570,000

Cowper Road is conveniently situated off Cherry Hinton Road to the south side of the city, offering access to the mainline railway station, Addenbrookes Hospital Biomedical Campus and a variety of shops and services.

The property is a 1930's semi-detached house on a large plot which offers scope to extend and improve, subject to planning. There are double glazed windows and doors as well as a gas fired radiator heating system. Sold with no upward chain.

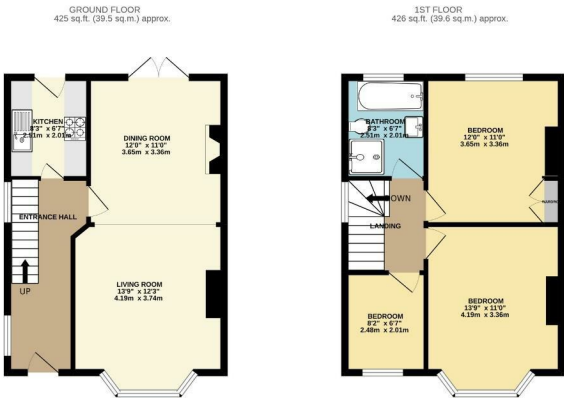
The entrance hall has a door to the front, staircase to first floor and an under stairs storage area. The open plan sitting/dining room is spacious and light with a bay window to front and double doors to the rear garden. The kitchen has a range of wall and base units and work surfaces with a door to the rear garden. There is a wall mounted gas fired boiler, integrated electric oven and hob, plumbing for washing machine and plumbing for

dishwasher.

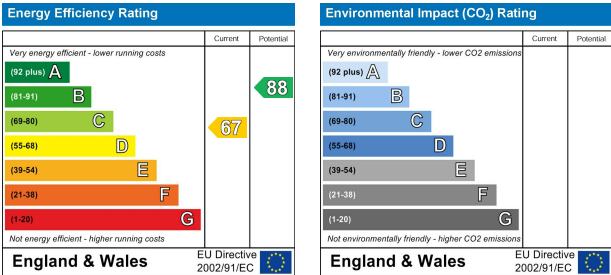
The first floor landing has a window to side and loft hatch. Bedroom one is a double room with a bay window to front. Bedroom two is another double room to the back with built in cupboard and bedroom three is a single room at the front. The four piece bathroom has a separate bath and shower cubicle.

Agency Note: The vendor does not hold title deeds for this property and will be sold under a possessory title.

Outside - The frontage provides off street driveway parking for two cars. The sizeable enclosed rear garden has lawned and paved areas and a brick storage shed.



TOTAL FLOOR AREA: 851 sq ft (79.0 sq m) approx.
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