



Bush & Co.



29 Wheelers, Great Shelford, Cambridge, CB22 5UD

Guide Price £300,000 Freehold



Energy Rating Band D

Location: Great Shelford is one of the most sought-after villages south of Cambridge, known for its excellent connectivity. Residents benefit from road access to the city and Addenbrookes Hospital, frequent buses, and car-free cycle ways. The village also boasts a mainline railway station with direct trains to London Liverpool Street.

The historic village centre offers a range of amenities, including two supermarkets, a convenience store, a deli, hairdressers, doctor and dentist surgeries, a chemist, pubs, restaurants, and more. The village is also home to a highly regarded primary school, a recreation ground with sports pitches, and tennis courts.

The accommodation in detail. Ground floor, timber and glazed front door to entrance hall, radiator. Sitting/ dining room, patio doors to rear garden, stairs to first floor, bay window to front elevation, and radiator. Kitchen with sink unit, range of wall and base units, electric hob and oven. fridge freezer, plumbing for washing machine. First floor landing, bedroom 1 with a range of fitted wardrobes and a radiator, bedroom 2 radiator. Shower room with shower cubicle, hand basin, WC, and radiator.

Outside, is a shallow front garden, to the rear is an enclosed garden shed and rear pedestrian access. 2 allocated parking spaces are close by.

Tenure: Freehold.

Services: mains water, drainage, gas, and electricity.

Council tax; C



Exceptional service in Cambridge and the surrounding villages

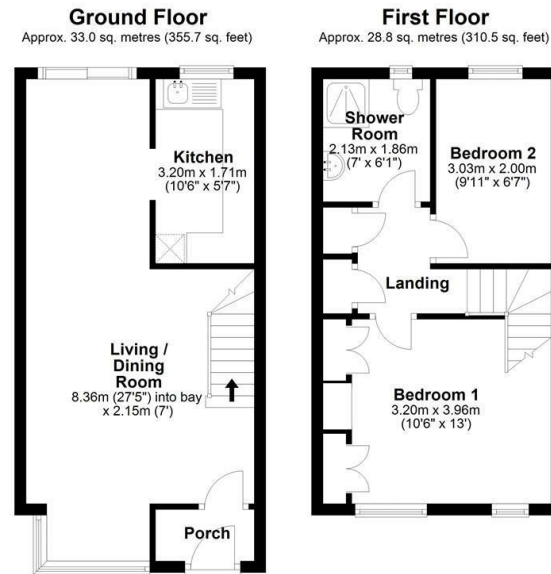
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At Bush & Co we value your custom as highly as we value our own integrity and reputation. Please contact us for a confidential discussion and impartial advice on how we can deliver a truly bespoke service which we are sure will exceed your expectations.

- * Honest valuations with a true market assessment
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Total area: approx. 61.9 sq. metres (666.2 sq. feet)

Further Information

Tenure - Freehold

Council Tax - Band C

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

Viewing - By Appointment

169 Mill Road
Cambridge
Cambridgeshire
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