



Bush & Co.



19 Keates Road, Cambridge, CB1 9ER

Guide Price £550,000 Freehold



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 bank, 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. An established Tesco Superstore is a short distance away.

The accommodation in detail, ground floor with a double-glazed front door to the entrance hall with stairs to the first floor and a radiator. Sitting room with double-glazed window to the front elevation, television point, and radiator. Kitchen/ dining room with a fitted sink unit, range of wall and base units, gas hob and electric oven, plumbing for a dishwasher, tiled surrounds and radiator. Utility room with door to rear garden, plumbing for washing machine, gas-fired boiler, and cupboard. First floor landing with stairs to the second floor, 3 bedrooms, and a bathroom with a panel bath and a shower over, hand wash basin, WC, tiled surrounds, and towel rail. Second floor landing 2 bedrooms, a shower room with a shower cubicle, hand wash basin, a WC, and a double-glazed window.

Outside is a driveway and side pedestrian access. The rear garden is a generous size with lawn, a paved terrace, a summer house, and a shed. Timber fencing. The house is non-standard construction and is believed to be concrete laing Easi-form from 1955.

Tenure: Freehold

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

Council Tax: C



Exceptional service in Cambridge and the surrounding villages

Bush & Co is a leading independent estate agency that takes pride in providing the friendly, professional advice you would expect from a long established company combined with the dynamic efficiency of a contemporary, progressive practice.

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
- * Bespoke individual marketing
- * Premium and feature listing status
- * Dedicated sales progression
- * Social media campaigns
- * Professional quality photography
- * Media tours

Contact us for a free valuation of your property
01223 246262
sales@bushandco.co.uk

Established. Independent. Passionate



Total area: approx. 113.8 sq. metres (1224.5 sq. feet)

Drawings are for guidance only
Plan produced using PlanUp.

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
CB1 3AN

www.bushandco.co.uk

