



Bush & Co.



91 Windsor Road, Cambridge, CB4 3JL

Guide Price £650,000 Freehold



Windsor Road is located to the north side of the city which offers convenient access to the city centre as well as major employers at the Milton Road Science and Business Parks. The A14 and M11 are within easy reach and bus and cycle lanes lead directly to the centre of town. Local shops and facilities are in abundance as well as supermarkets, coffee shops and schooling for all ages.

The property is a spacious 1930's built semi-detached house located towards the end of Windsor Road. The home is very well kept and offers significant scope to extend in line with some of the neighbouring properties. There are double glazed windows and a gas fired radiator central heating system.

The storm porch, at the front, has an entrance door leading to the hallway with stairs rising to the first floor accommodation and a useful under stairs cupboard. The sitting room lies at the front with a large bay window and feature fireplace whilst the separate dining room sits quietly at the back with sliding patio doors looking out over the garden. The modern fitted kitchen offers a range of wall and base units and work surfaces with integrated electric oven and hob in addition to an extractor fan, plumbing for washing machine, stainless steel sink and drainer and door to the garden.

The first floor landing has a window and loft hatch. The principal bedroom has a large bay window and feature fireplace. Bedroom two is a further generous double room with a window overlooking the rear garden, built in cupboard and airing cupboard housing a hot water cylinder. Bedroom three is a single room at the back overlooking the garden. There is a modern three piece bathroom with shower over the bath, window and air extractor.

Outside - The property sits behind an attractive lawned front garden with flower and shrub planting as well as driveway parking. The superb south westerly facing rear garden measures in excess of 100 ft and is laid mainly to lawn with established trees and flower and shrub planting. There is outside lighting and a tap and double gates allow access to a side passageway which progresses to the single detached garage with power connection.



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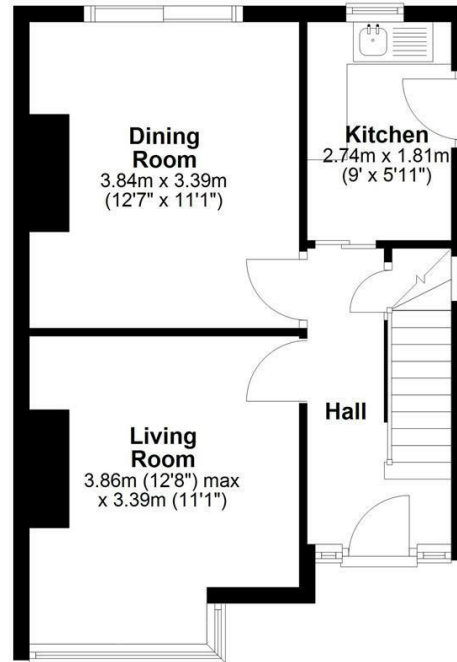
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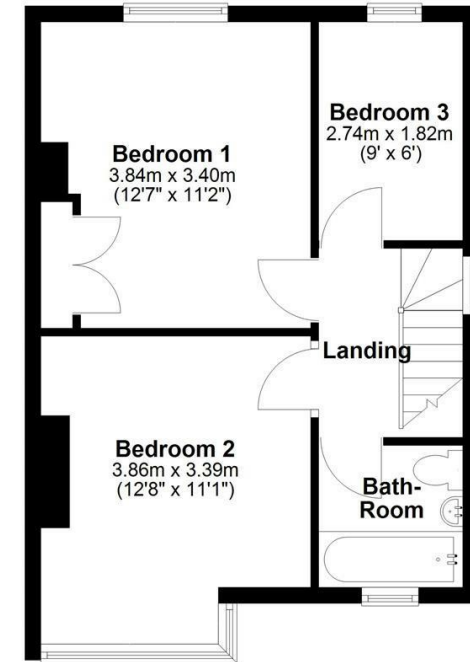
Ground Floor

Approx. 38.1 sq. metres (410.5 sq. feet)



First Floor

Approx. 39.3 sq. metres (423.1 sq. feet)



Total area: approx. 77.4 sq. metres (833.5 sq. feet)

Drawings are for guidance only
Plan produced using PlanUp.

Further Information

Tenure - Freehold

Council Tax - Band E

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

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