



Redmayne Arnold & Harris  
estate agents, letting agents & surveyors

rah.co.uk



# TO LET

14 Gog Magog Way, Stapleford, Cambridge, CB22 5BQ

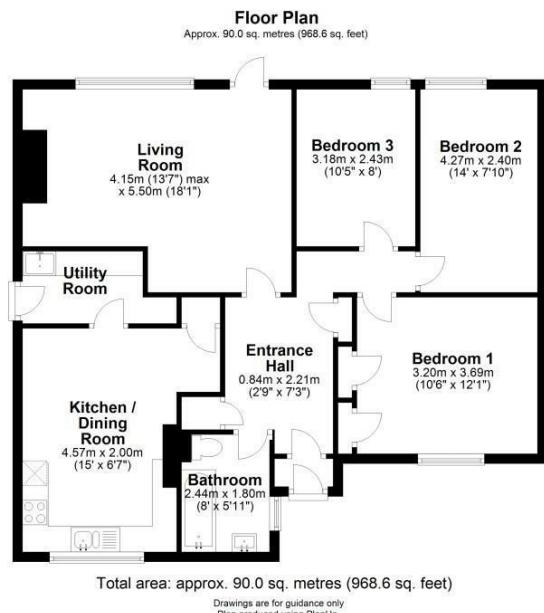
£1,650

## THE PROPERTY

A three bedroom bungalow in the popular village of Stapleford, offering excellent access to local amenities, Addenbrookes Hospital, City Centre and mainline station.

The property comprises an entrance hall, kitchen, living area, three bedrooms and a family bathroom. To the front of the property is ample driveway parking and a garage. To the rear is a good sized garden.

The property is unfurnished and managed by RAH.



Council Tax Band E.

EPC Rating D.

Minimum 12 Month Tenancy

Deposit £1900

Holding Deposit: £380

## SITUATION

## Directions

Energy Efficiency Rating			Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs (92 plus) A			Very environmentally friendly - lower CO <sub>2</sub> emissions (92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions		
EU Directive 2002/91/EC			EU Directive 2002/91/EC		
England & Wales			England & Wales		