Bush & Co.



17 Birdwood Road, Cambridge

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Guide Price £550,000 Freehold

About the Property

Birdwood Road is well placed on the favoured south side of the city, offering convenient access to the railway station, the Addenbrookes hospital biomedical campus and other major employers. The city centre is located just 2 miles away, and there are numerous local shops, supermarkets and leisure facilities within easy reach. Well-regarded schooling for all ages is also within easy reach.

Accommodation in detail;
Ground floor has a modern front door with glass panels. The entrance hall has stairs to the first floor, laminate flooring, storage cupboards and a radiator. A Cloakroom with WC and a hand basin. A Sitting room with a double-glazed bay window.

Kitchen/dining room with a ceramic sink unit, a range of wall and base units, a gas hob, an electric double oven, extractor hood, double-glazed French doors to the rear garden, plumbing for a washing machine and fridge/freezer space.

The first floor has access to loft space, Bedroom one with a double-glazed bay window and a double wardrobe. Bedroom two with a double-glazed window and a double wardrobe. Bedroom three has a double-glazed window to the front elevation. The Bathroom has a panel bath, shower cubicle, hand basin, WC, cupboard housing a gas-fired boiler and a radiator.

Outside: To the front of the house is a gravel driveway suitable for two cars to park. There is gated side access to the rear garden, a store and timber shed. The rear garden is a good size with shrubs and trees.

Tenure. Freehold.

Services. Mains water, drainage, gas and electricity.

Council Tax: Band C

Property Highlights

- Semi- detached family house
- Double glazed windows
- Gas fired central heating
- Off street parking
- 3 bedrooms
- Sitting room
- Kitchen/dining room
- Cloakroom
- Bathroom
- NO CHAIN

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

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Exceptional service in Cambridge and the surrounding villages

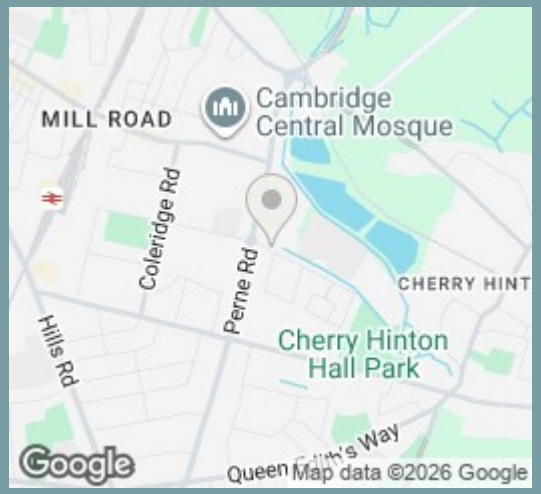
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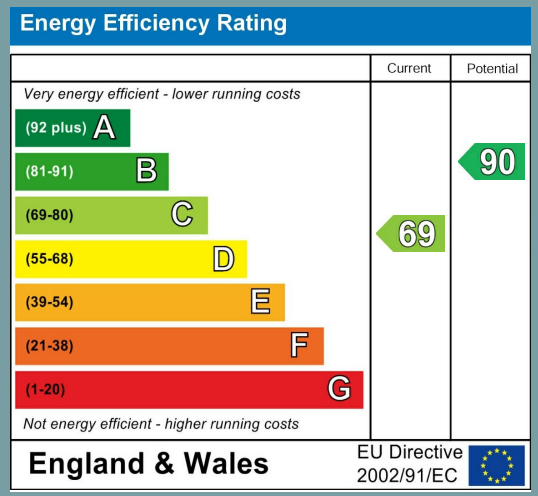
- Honest valuations with a true market assessment
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Contact us for a free valuation of your property

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The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing. Photographs are provided for general information and it cannot be inferred that any item shown is included in the sale. All dimensions are approximate and floor plans are for general guidance and are not to scale. These sales particulars do not constitute a contract or part of a contract.