



50 High Street, Teversham  
Teversham, CB1 9AS

**Guide price £475,000**



## 50 High Street, Teversham, CB1 9AS

- 1118 sqft / 104 sqm, plus a garage
- No upward chain
- South-west facing garden
- Close to Arm & Addenbrooke's

A generously proportioned 1920's family home with a driveway, garage & a generous garden, offering exciting scope to extend further, subject to the necessary consents, available with no chain.

This extended semi-detached house offers versatility to suit individual purchaser's needs & enjoys a prominent position in this friendly village, conveniently situated just east of the Cambridge City boundary.

On the ground floor are 3 reception rooms, the dining room currently serving as a guest bedroom & including an original feature fireplace. The sitting room has an electric fire & doors opening onto a double glazed conservatory which has central heating. The kitchen has a pantry, is fitted with a range of matching units & includes various integrated appliances. There is a utility room with further units, an additional stove & housing a combi-boiler. An inner hall has a door to the garden & access to a useful shower room.

Upstairs are 2 double bedrooms & a generous bathroom. The landing provides access to a boarded loft with a pull-down ladder.

Outside there is a large driveway leading to a detached garage with power & lighting. The south-west facing garden is mainly laid to lawn, has a





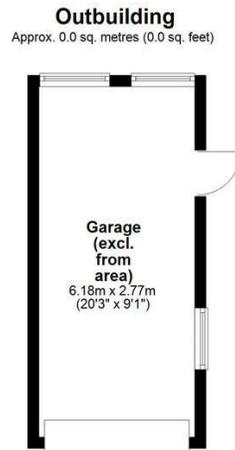
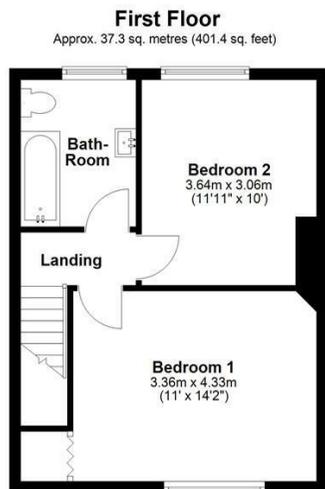
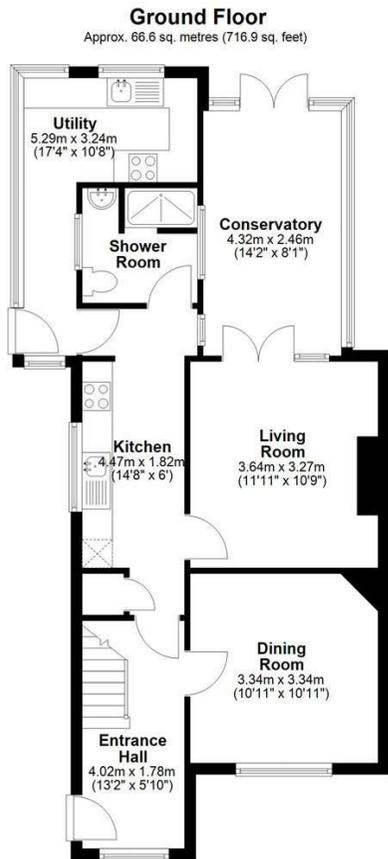
fish pond & 2 sheds also with power & lighting.

Teversham is a friendly village situated just a few miles east of the City Centre. There are some amenities within the village including a Church, a family friendly social club & a popular Indian restaurant. Neighbouring Cherry Hinton has a more comprehensive range of shopping facilities & there is also a Tesco superstore, a 5-minute drive from the property.

The village is well placed for access to Arm Headquarters (2 miles), Addenbrookes Hospital & the Biomedical Campus (3 miles). Bus services run regularly to and from the City Centre & there are good road links via the A14.

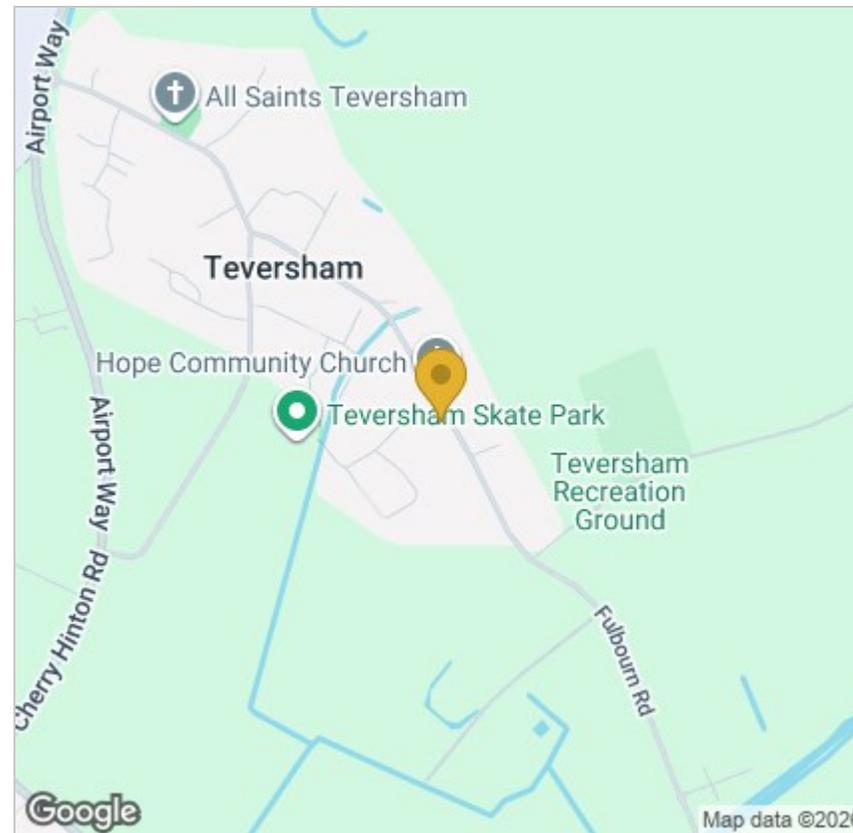
Teversham CofE Primary School maintains a 'Good' Ofsted rating & those that attend often are in catchment area to Bottisham Village College.



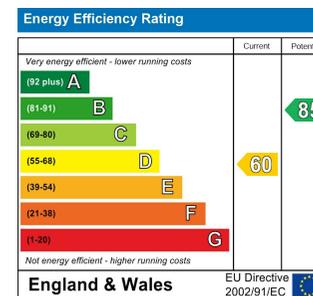


Total area: approx. 103.9 sq. metres (1118.3 sq. feet)

Drawings are for guidance only  
Plan produced using PlanUp.



## Energy Efficiency Graph



Tenure: Freehold  
Council tax band: C

These particulars, whilst believed to be accurate, are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.