GRAY & TOYNBEE

222 Cherry Hinton Road

Cambridge, CB1 7AW

Guide price £450,000

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- No onward chain
- 925 sqft / 86 sqm
- South-facing garden
- Well suited to first-time / investment buyers alike

Spacious Victorian house of 925 sqft / 86 sqm, with a 100ft south-facing garden, enjoying easy access to Cambridge station and the wealth of attractions of this iconic and historic city. NO CHAIN.

This mid-terraced Victorian residence represents a good opportunity to acquire a spacious home in a prominent city location. The property is in need of some updating in areas, offers scope to extend and add value.

2 reception rooms provide versatile living and a light-filled kitchen / breakfast room, benefitting from a dual aspect and double doors to the garden. The ground floor bathroom is fitted with a white 3-piece suite.

Upstairs are 3 double bedrooms and a cloakroom W.C.

The front of the house is set back behind a picket fence and front garden with a pathway to the entrance. The south-facing rear garden extends to 100ft /30m is mainly laid to lawn with gated pedestrian access.

Cherry Hinton Road is conveniently placed for access to a wide range of facilities, Addenbrooke's Hospital and the City Centre.

The green spaces of Coldham's Common, Coleridge recreation and Cherry Hinton Hall Park offer extensive parkland and play areas. There are also various amenities nearby including a Co-op store, petrol station, chemist, newsagents and Balzano's deli.

The area is particularly appealing to those looking for the convenience of city living but without the compromises on garden space and parking that often come with being right in the very centre.

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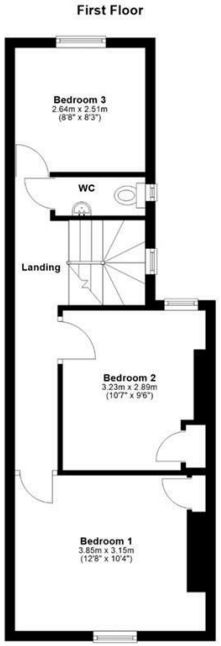
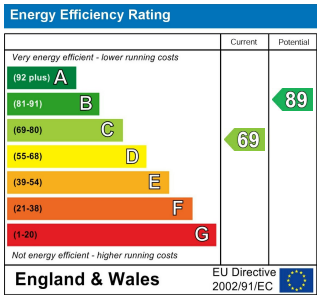


Approx. gross internal floor area 86 sqm (925 sqft)

Energy Efficiency Graph



Tenure: Freehold
Council tax band: C

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Cambridge Victoria
154-156 Victoria Road, Cambridge CB4 3DZ
01223 439 888 theteam@grayandtoynbee.com

Cambridge South
Adkins Corner, Perne Road, Cambridge CB1 3RU
01223 439 555 theteam@grayandtoynbee.com

Waterbeach
17 High Street, Waterbeach, CB25 9JU
01223 949 444 waterbeach@grayandtoynbee.com