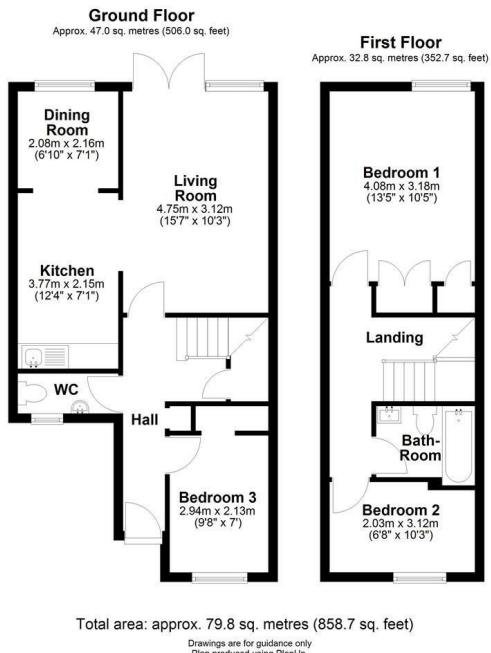




7 St. Lukes Mews, Cambridge, CB4 3DF  
Guide price £425,000





- Excellent location
- Off-street parking & garage
- Scope for modernisation
- No onward chain

A three bedroom end of terrace house comprising 858.7 sq ft. The property is in need of some modernisation and is located on a popular street within walking distance of Jesus Green and the City Centre.

Upon entry, there is a front bedroom on the ground floor with built in cupboard space. This room offers versatility in its use. The hallway also includes a small storage space, a downstairs WC and an under stairs storage cupboard.

The kitchen, dining and living space is open plan. The kitchen area has a range of high and low level cupboards and space for full kitchen appliances. The rear section of the room overlooks the garden and could be used as a dining area. The living room is a good size and benefits from a large window and rear doors which allow in plenty of light and provide access to the garden.

Upstairs, the landing is well lit by a skylight. The principal bedroom is a generously sized double with a sash window overlooking the garden and an integrated wardrobe. The second bedroom is smaller and is positioned at the front of the property.

The bathroom is a good size and includes a WC, basin and bath, as well as another skylight which adds further light to the upper floor.

Outside, there is a courtyard style garden which is mainly laid to patio and bordered by mature planting. There is a single garage at the rear of the property and a parking space at the front.

The property has electric storage heaters and an immersion heater for the water. There is an existing insurance claim to repair a subsidence issue and the insurers have confirmed that this claim can be transferred to the new owner under a Deed of Assignment. The property is offered with no onward chain.

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