



22 Shirley Close, Milton
Cambridge, CB24 6BG

Guide price £450,000



22 Shirley Close

Milton, CB24 6BG

- 3/4 Bedrooms
- Spacious family home
- Garage en bloc
- Village location

A thoughtfully extended 3 to 4 bedroom semi-detached property, with the added benefit of a separate single garage, located in the very popular and extremely well served village of Milton.

22 Shirley Close now provides for over 1,140sqft of versatile accommodation, perfect for larger families or multi-generational living.

The ground floor accommodation comprises an entrance hall with stairs to the first floor, a shower room and access to the study/bedroom 4, featuring velux windows. The entrance hall leads to the bright and welcoming living room, which flows through to the dining room, with patio doors leading out to the rear garden. The kitchen is well-fitted with a range of high and low-level cabinets, an integrated oven and hob, and space and plumbing for additional white goods, with further patio doors providing direct access to the garden.

Upstairs, the property offers three bedrooms. The principal bedroom enjoys views over the rear garden, while the remaining two benefit from built-in storage.





The family bathroom is fitted with a bath and shower over, WC, handwash basin, and a heated towel rail, along with an airing cupboard providing useful additional storage.

To the front, the property enjoys pleasant views over the green. The rear garden is designed for low maintenance, with a patio seating area, gravel sections, and well-stocked shrub borders. A useful timber shed with electricity provides additional storage and the property also benefits from a garage en bloc.

Milton is an extremely well-served village with independent shops and a major supermarket, a large country park and a local school easily accessible. Access to the Cambridge Science and Business parks, as well as the A14 and M11, is very straightforward. Located close to Cambridge North Station (1.5 miles away) with direct trains to London Kings Cross.

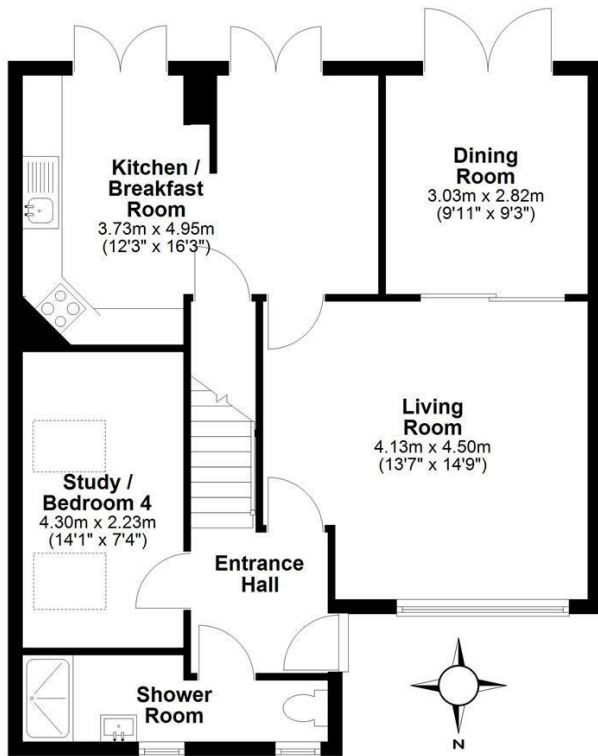
SatNav: CB24 6BG

What3words: ///laser.trace.crazy



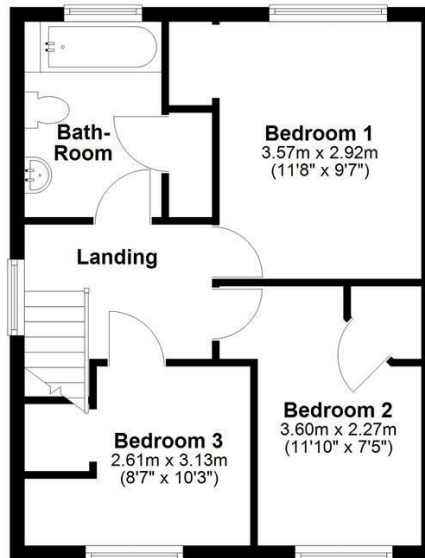
Ground Floor

Approx. 65.6 sq. metres (706.5 sq. feet)



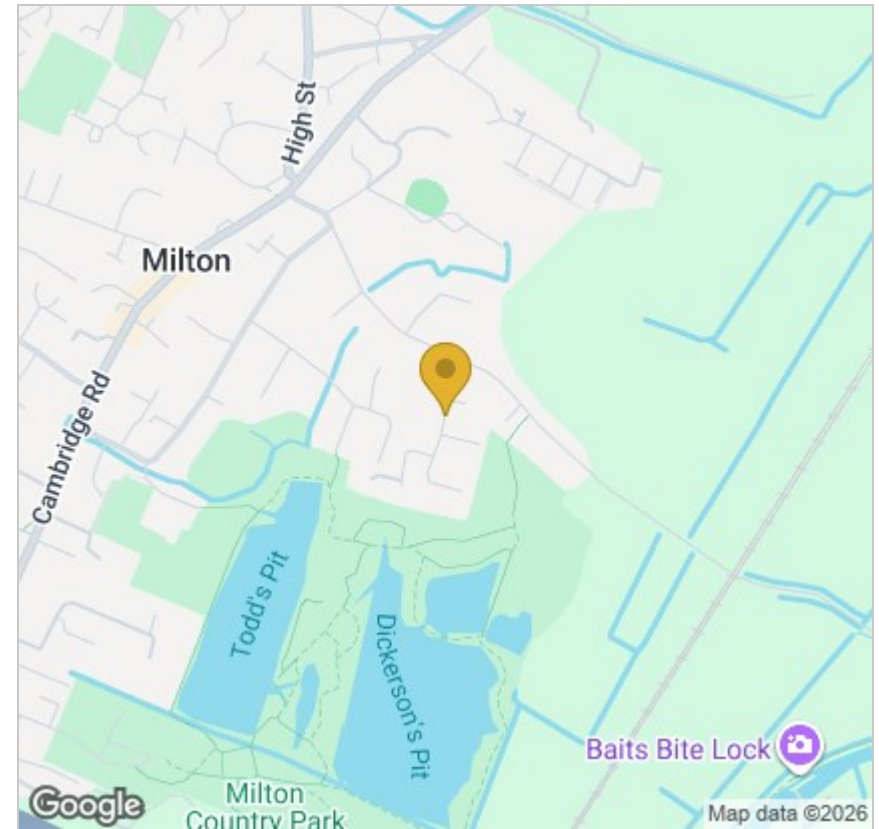
First Floor

Approx. 40.7 sq. metres (438.3 sq. feet)

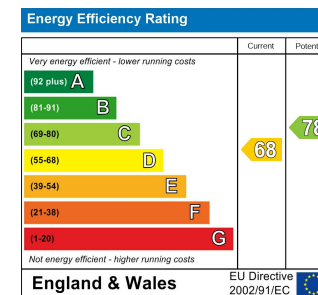


Total area: approx. 106.3 sq. metres (1144.7 sq. feet)

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.