



22 Carrick Close
Cambridge, CB1 8RQ

£2,200 Per month



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- 3 bedrooms
- 2 off road parking spaces
- Fully furnished
- Excellent location

A stylish and very well presented 3 bedroom semi-detached property, with off-road parking, and conveniently located in a quiet residential street on the south side of the city.

On the ground floor there is a small entrance lobby leading into the large dual aspect living room. There living room has lovely furniture creating a great space for relaxing. From the living room is the impressive kitchen and dining room. The room has a vaulted ceiling with velux windows providing an feeling of space and lots of natural light. The kitchen itself is of a high specification with shaker style cabinetry, low profile worktop, double oven, induction hob and built in dishwasher and fridge freezer. There is a utility room/shower room accessed off the kitchen and completed to a similar, contemporary style and housing both a washing machine and dryer.

To the first floor the primary room is a double with a small dressing area flanked by mirrored wardrobes. Through the dressing





area is a en-suite shower room. The second bedroom is a good double and the third a decent single with integrated storage. The family bathroom has a bath with handheld shower, wc and basin.

The private garden faces West and has a small patio area accessed via double doors from the kitchen. There are boarder shrubs and a very useful garden room. To the front of the property are the two off road parking spaces and bikes and bin storage.

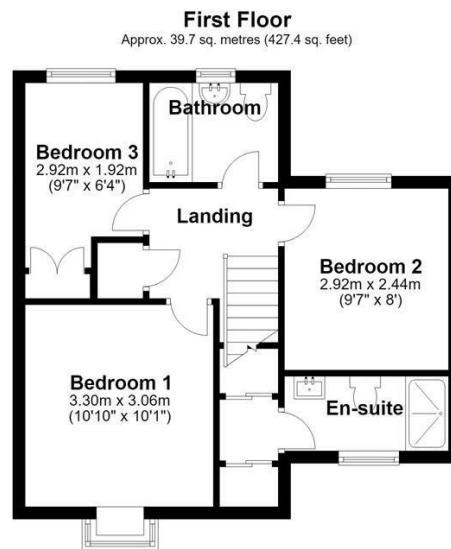
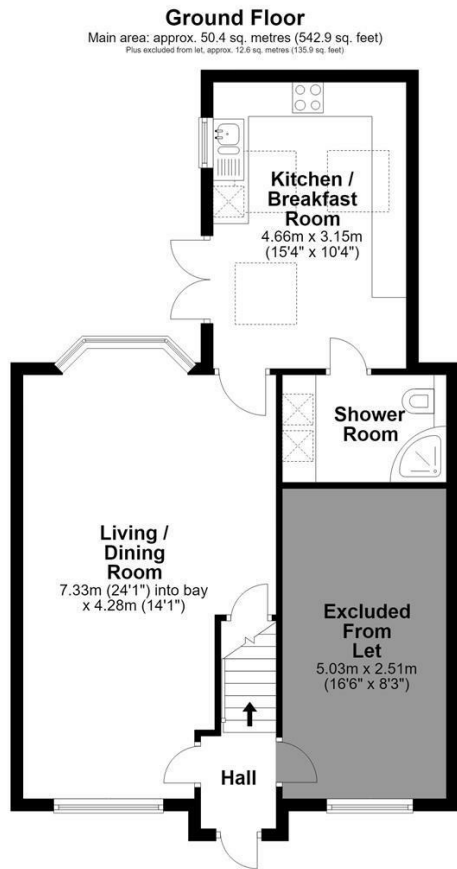
Carrick Close is a quiet residential street located close to the amenities of both Cherry Hinton and Perne Road. Opposite sits Cherry Hinton Hall Park, and there is good local schools and employers.

The property is offered fully furnished as shown in the photos and is available to let from August.

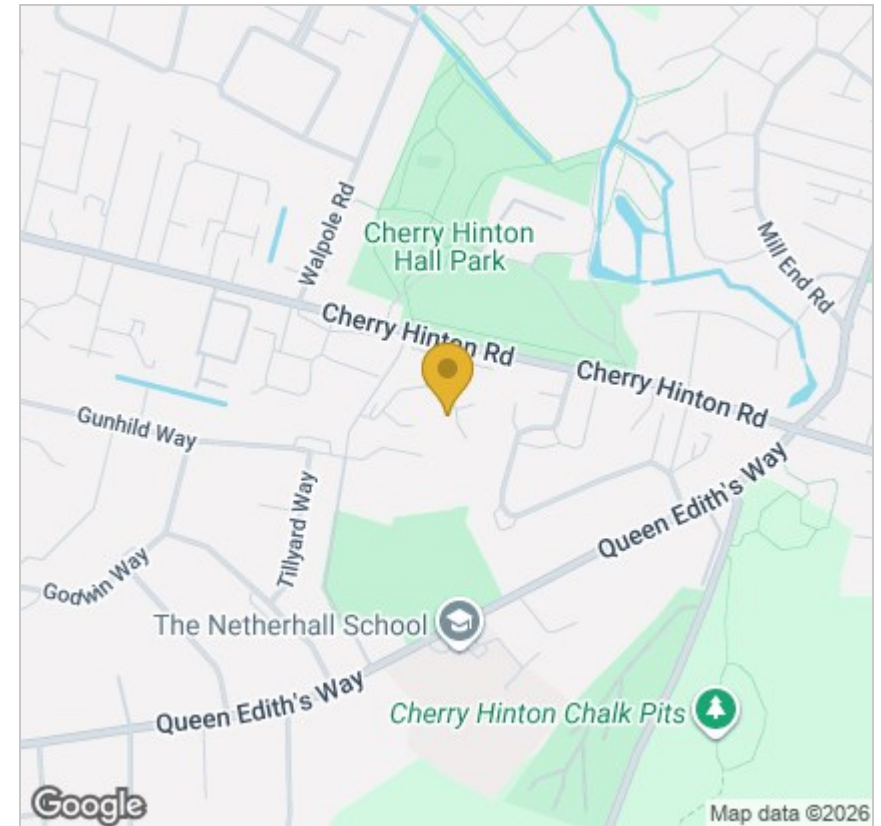
Note, as shown on the floorplan, a ground floor reception room will be inaccessible for the duration of the tenancy.

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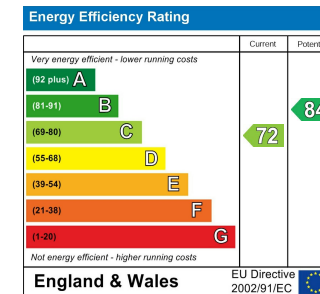




Main area: Approx. 90.1 sq. metres (970.2 sq. feet)
Plus excluded from let, approx. 12.6 sq. metres (135.9 sq. feet)



Energy Efficiency Graph



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