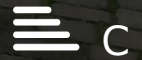
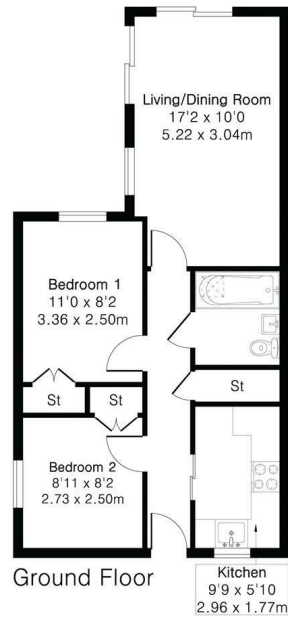




17b High Street, Waterbeach, CB25 9JU
£1,500 Per month



Approximate Gross Internal Area 535 sq ft - 50 sq m



- Off-road parking
- Beautifully presented
- Central village location
- Available June

An upgraded 2 bedroom semi-detached bungalow located within walking distance of the local amenities, just behind the High Street in the very popular village of Waterbeach.

A new fitted and stylish kitchen with a range of low and high-level cabinets, an electric oven and hob, dishwasher, washing machine, and a fridge freezer. There are tiled splashbacks and a window looking out to the front of the property.

There are two good-sized bedrooms, both with attractive wooden flooring and both of which have fitted wardrobes. The living room is wonderfully light thanks to the double sliding doors which look out over the landscaped garden. The bathroom is modern with a shower over bath, wc, and basin.

The enclosed garden has a patio area and lawn, and can be accessed either via the property or a side gate to the front, there is also a useful storage shed. Outside the front of the property are two allocated parking spaces.

The property is double glazed along with gas central heating. Decoration, detail and finish top-to-toe, is to an incredibly high standard.

Waterbeach is a popular and thriving village, at its center is a traditional village green with a variety of shops and pubs surrounding it. There are excellent recreational facilities in the village, as well as a primary school.

What3Words: ///blankets.grounding.agreement



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC	71	79

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