

ENTRANCE The flat has its own security phone entrance and CCTV throughout the entrance hall.

OPEN PLAN LIVING AREA/BEDROOM 14' 6" x 10' 4" (4.44m x 3.15m) Double glazed window to rear aspect, vinyl flooring, built in wardrobe storage space, archway to kitchen with underfloor heating.

KITCHEN 9' 3" x 7' 9" (2.84m x 2.38m) Velux window to front aspect, range of matching base and wall mounted units with worksurfaces, inset sink and drainer unit, two ring electric hob, extractor canopy, space and plumbing for washing machine, space for fridge/freezer, door to bathroom and underfloor heating.

BATHROOM Double glazed velux window, three piece suite comprising low level w.c, wash basin with vanity cupboard under, shower, heated towel rail and underfloor heating.

OUTSIDE The property benefits from a bike store and communal gardens which have been landscaped partly lawned and patio with a range of garden furniture.



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10 Mill Road CB1 2AD
Telephone: 01223 356054
Email: cambridge@hockeys.co.uk

www.hockeys.co.uk

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28 Primrose Lodge, Primrose Street,
Cambridge, CB4 3EH

£185,000 Leasehold

This studio flat in Primrose Lodge is a fantastic investment opportunity that is offering a great return for the current vendor with a rate of £850pcm with a tenant already in situ until September. The building provides a security controlled access system and an internal bike store. If you are looking at getting an investment property with a consistent return, then please do get in contact.



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