

A beautiful Victorian end of terrace home situated within the centre of Cambridge in one of the most popular residential areas in the city under one mile away from the train station, which offers transport links into London. This property is being sold with no chain and offers two double bedrooms with two en-suites and two reception rooms on the ground floor, whilst still providing the potential to extend up into the loft (STPP).



#### ENTRANCE DOOR

**LIVING ROOM** 11' 10" x 10' 3" (3.62m x 3.13m) Double glazed wooden sash window to front aspect, cast iron fireplace, large radiator, wooden floorboards, wooden door to dining room.



**PASSAGEWAY** Built in cupboard, opening to dining room.

**DINING ROOM** 11' 10" x 10' 2" (3.63m x 3.10m) Recently re-fitted double glazed wooden sash window to rear aspect, built in cupboard, original feature cook stove, wooden floorboards, wooden door leading to staircase, wooden door leading to kitchen.

**KITCHEN** 11' 9" x 6' 5" (3.60m x 1.97m) Two double glazed wooden windows to side aspect, glass panelled door to rear garden, range of matching base and wall mounted units with worksurfaces over, inset stainless steel sink unit with drainer, built in electric oven with four ring gas hob and extractor hood over. Space for fridge/freezer, space and plumbing for dishwasher, radiator, tile effect flooring, wooden door leading to the downstairs cloakroom.



**DOWNSTAIRS CLOAKROOM** Double glazed wooden windows to back and side aspect, two piece suite comprising low level w.c, pedestal wash hand basin, radiator, tile effect flooring.

**FIRST FLOOR LANDING** Doors to bedrooms.

**BEDROOM ONE** 11' 10" x 11' 4" (3.61m x 3.47m) Recently re-fitted double glazed wooden sash window to rear aspect, recess offering wardrobe space, radiator, laminate wood flooring, door to en-suite.



**EN-SUITE** Re-fitted obscured double glazed wooden window to rear aspect, three piece suite comprising low level w.c, pedestal wash hand basin, p-shaped bath with shower over, radiator, built in cupboard with sliding door offering space and plumbing for washing machine and double up space for tumble dryer, wall mounted gas boiler, tile effect flooring.



**BEDROOM TWO** 11' 10" x 10' 4" (3.62m x 3.17m) Double glazed wooden sash window to front aspect, built in double wardrobe, radiator, loft access, sliding wooden door to en-suite.

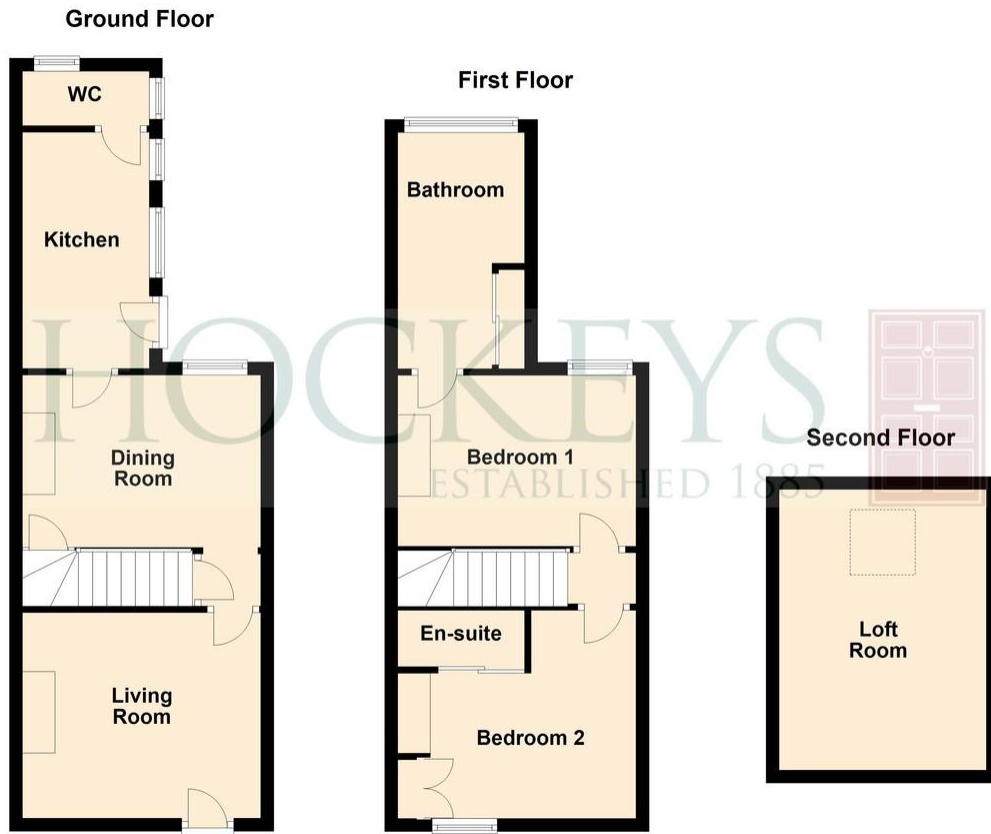
**EN-SUITE** Three piece suite comprising low level w.c, wash hand basin with vanity cabinet under, corner electric shower cubicle, extractor fan, tiled surround, tiled flooring.



**LOFT SPACE** 14' 1" x 10' 5" (4.31m x 3.20m) Ladder access, double glazed velux window to rear aspect, eaves storage, exposed feature brick wall, wall mounted electric heater, multiple power points offering a useful office space.

**OUTSIDE** To the front of the property there is on road parking for residents with parking permit and a shared side passageway leading to the rear access and garden. The rear garden is low maintenance and laid to patio with flower bed borders, enclosed by a brick wall.





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95 Glisson Road, Cambridge, CB1 2HQ

£495,000 Freehold

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