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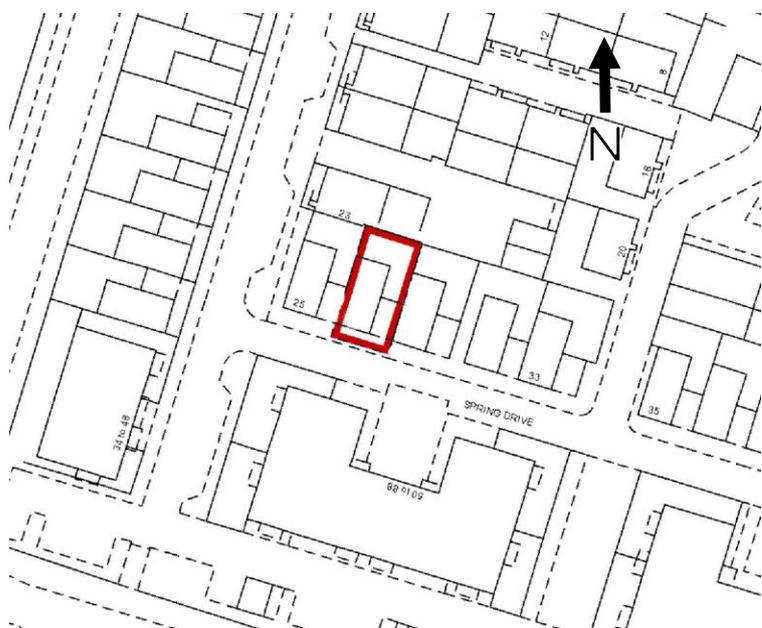


£450,000

Spring Drive

A very well kept three double-bedroom house
on a quiet street on Trumpington Meadows.

Guide Price:
£450,000

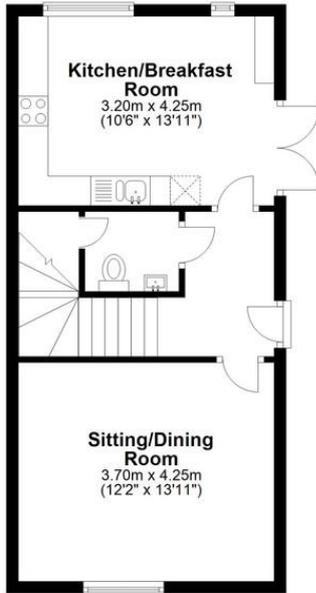


Spring Drive, Cambridge, CB2 9AB

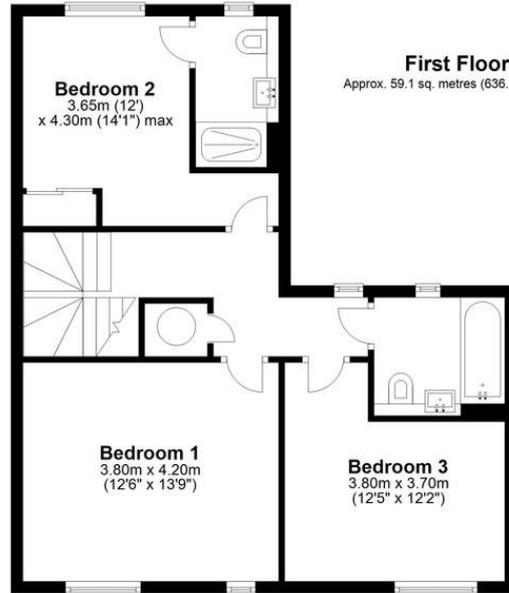
Trumpington is a thriving, fast growing part of the city that still manages to retain its village identity and sense of community. It is exceptionally well located for access into the Addenbrooke's campus, out to the M11 and into the city by car, bus, guided bus, one of a few purpose built cycle routes, or even an enthusiastic walk. The city's mainline station can be easily reached along the guided busway cycleway without having to mix with car traffic at all.

The area has three primary schools and a brand new state-of-the-art secondary school built in 2016 with excellent sporting facilities. Many of the city's finest private schools are within easy cycling distance. There are also various restaurants, pubs, shops, a post office, barber, GP surgery, pharmacy, library and community centre. There is a major Waitrose supermarket and a Sainsbury's local.

Trumpington Meadows nature reserve links Trumpington through to Byron's Pool and Grantchester and there is a second country park between Trumpington and the Addenbrooke's campus. Various bridleways and footpaths lead immediately out into the countryside towards Harston, Haslingfield, Barton and Grantchester.



Ground Floor
Approx. 41.0 sq. metres (441.4 sq. feet)



First Floor
Approx. 59.1 sq. metres (636.1 sq. feet)

Total area: approx. 100.1 sq. metres (1077.6 sq. feet)

Drawings are for guidance only. www.beachenergy.co.uk
Plan produced using PlanUp.



Spring Drive is part of Trumpington Meadows, an established modern development set alongside the country park from which it gets its name. It is a fantastically convenient location, right by the Park and Ride giving brilliant access into the city or Addenbrooke's by various buses, the busway cycleway and by road. By car or coach the M11 is almost instantly accessible.

It is a quiet street, carrying no through traffic.

On the first floor the house provides three good size double bedrooms a bathroom and en-suite and on the ground floor a front facing sitting room, cloakroom and store room in the centre of the house and kitchen / dining room at the rear.

It has been in the same ownership from new and is very well maintained and impressively equipped including a high specification kitchen with stone work surfaces and integrated appliances.

There is covered parking for 1-2 cars and a low-maintenance rear garden with a timber bike store room.



100 sqm / 1077 sqft

Covered parking

130sqm / 0.03 acre

2013

Terraced house

EPC - B / 84

3 bed, 1 recep, 2.5 bath

Council tax band - D

