



**GREEN END ROAD, CAMBRIDGE, CB4**  
£475,000

**Carter Jonas**



## GREEN END ROAD, CAMBRIDGE. CB4

This brand new two-bedroom detached home is located in a prime position, with excellent access to Cambridge City Centre, and just a stone's throw from the River Cam and Stourbridge Common.

Chesterton High Street offers convenience for everyday essentials such as a Tesco Express and Green End Road is host to local takeaways and a cafe.

The property has been built to a high standard and is approached through a neatly landscaped front garden. The entrance hall leads through to the open-plan kitchen/living/dining room with bi-fold doors onto the back garden.

The contemporary kitchen features stone worktops, handleless cabinetry, and integrated appliances. The ground floor also has a useful cloakroom, and benefits from underfloor heating through Air Source Heat Pump technology.

Upstairs there are two generous bedrooms, with the principal benefiting from built-in wardrobes and impressive vaulted ceilings, creating a light and spacious feel.

The contemporary bathroom has a bath with overhead shower, vanity unit and heated towel rail.

Outside there is an allocated off-road parking space, and gated side access to the rear garden which has both patio area and lawned area, and bike store.

**TENURE** Freehold

**LOCAL AUTHORITY** Cambridge City Council

**EPC BAND** B

**A NEWLY BUILT TWO BEDROOM DETACHED HOME IN A FANTASTIC LOCATION,  
WITH OFF-ROAD PARKING.**



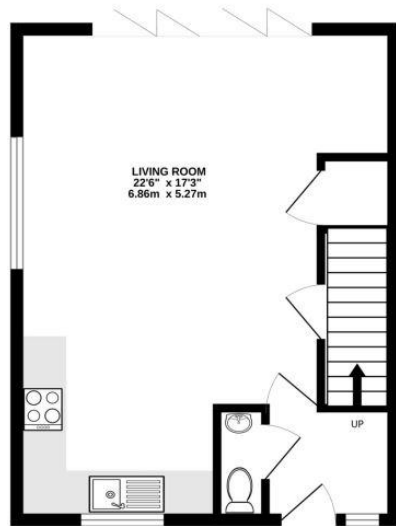




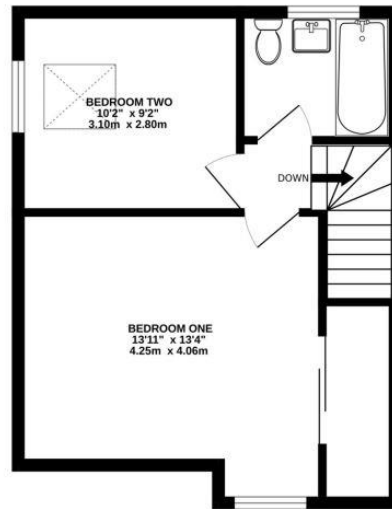
Classification L2 - Business Data



GROUND FLOOR  
389 sq.ft. (36.1 sq.m.) approx.



1ST FLOOR  
373 sq.ft. (34.7 sq.m.) approx.



TOTAL FLOOR AREA : 762 sq.ft. (70.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

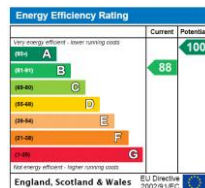
Made with Metropix 6/2024



Cambridge New Homes 01223 403330

cambridge@carterjonas.co.uk  
The Marque, 141 Hills Road, Cambridge, CB2 8RJ

carterjonas.co.uk  
Offices throughout the UK



Classification L2 - Business Data

Exclusive UK affiliate of  
**CHRISTIE'S**  
INTERNATIONAL REAL ESTATE

### IMPORTANT INFORMATION

These particulars are for general information purposes only and do not represent an offer or contract or part of one. Carter Jonas or anyone in their employment has made every attempt to ensure that the particulars and other information provided are as accurate as possible and they are not intended to amount to advice on which you should rely as being factually accurate. Full information which may be relevant to your decision regarding the property can be found on the property listing on [carterjonas.co.uk](http://carterjonas.co.uk) or, (including off market properties) on the brochure or a separately available material information sheet. We would advise you to confirm the details of any material information prior to any offer being submitted. You should not assume that the property has all necessary planning, building regulations or other consents and Carter Jonas has not tested any services, facilities or equipment. Any measurements and distances given are approximate only. Where Carter Jonas has been provided with a floorplan by a third party, we cannot guarantee that the floorplan has been measured in accordance with IPMS. Purchasers must satisfy themselves of all of the aforementioned by independent inspection or otherwise. Our images only represent part of the property as it appeared at the time they were taken and do not represent the furnishings included; these are confirmed in a separate inventory. If you require further information, please contact us.