



GREAT EASTERN STREET, CAMBRIDGE, CB1
£360,000

Carter Jonas

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Flat 5 Eagle Yard is a one bedroom first floor apartment with vaulted ceilings creating lots of natural light and a spacious feel.

Securely tucked away, this apartment benefits from video entry system and CCTV, as well as secure bike storage.

Comprising open-plan kitchen/living/dining area with high ceilings, good size bedroom with built-in wardrobes and a contemporary bathroom with shower, vanity unit and large mirror.

Eagle Yard is located in an enviably central position just off Mill Road, offering excellent access to Cambridge Railway Station. Mill Road is a vibrant community offering many shops, cafes, bars and restaurants.

The building was tastefully converted in 2018 into 6 impressive one-bedroom apartments split across two buildings and over two floors with a shared courtyard and cycle store in between. Each unit is unique in shape and size. Each apartment is separately metered and the building benefits from CCTV and underfloor heating.

This small collection of just 6 apartments has been finished to an exceptional standard throughout.

Tenure
Leasehold (999 years remaining)

Local Authority
Cambridge City Council

Council Tax
Tax Band B

Service Charge
Estimated £1100 pa

Viewings
Viewing by appointment only with Carter Jonas

LOCATED ON THE FIRST FLOOR, THIS BRIGHT AND SPACIOUS ONE BEDROOM APARTMENT HAS BEEN ARCHITECTURALLY DESIGNED TO ENHANCE ITS SURROUNDINGS



AMENITIES

- Spacious One Bedroom Apartment
- Secure Access with Video Entry System & CCTV
- Central Location
- First Floor
- Open-Plan Kitchen/Living/Dining Room
- Double Bedroom with Built-In Wardrobes
- Contemporary Bathroom
- Secure Bike Store
- 50% NOW SOLD!

TENURE Leasehold

LOCAL AUTHORITY Cambridge City Council

EPC BAND C



Flat 5, Great Eastern Street, Cambridge

Total Area: 50.3 m² ... 542 ft²



All measurements are approximate and for display purposes only

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

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