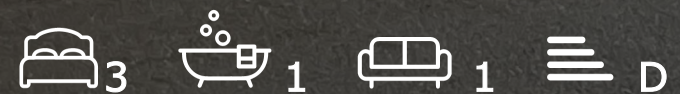




27 Saffron Road  
Histon, CB24 9LJ

**Guide price £520,000**





## 27 Saffron Road

Histon, CB24 9LJ

- Pretty house in excellent location
- No chain
- Long garden and parking

A 3-bedroom Edwardian semi-detached house, extended to provide excellent family space in a sought-after location close to the very heart of the village, offered with no chain.

This attractive house is in good condition and offers well-planned accommodation, a good-sized garden and parking.

There is a large living/dining room with a triple aspect and a fireplace. The kitchen has been replaced and has a range of units as well as space for appliances. Beyond the kitchen is a lobby, utility room and cloakroom with WC.

Upstairs, there are three well-proportioned bedrooms and a bathroom that has been carefully designed to incorporate a bath with shower over, basin and WC.

The house has double glazing, and gas central heating and has recently been decorated.

Outside, at the front is a garden enclosed by a picket fence, and a shared driveway at the side







leads to the rear where it should be possible to park a small car. There is a useful covered carport/lean-to, beyond which is the long rear garden.

Histon is a thriving and popular village just north of the City. It is one of the most popular places to live on that side of town, because of the excellent facilities and local amenities, schooling and community. There really is everything you need close by and access to the city and A14 is very convenient.

Sat Nav: CB24 9LJ

What3words: ///listed.erase.zones





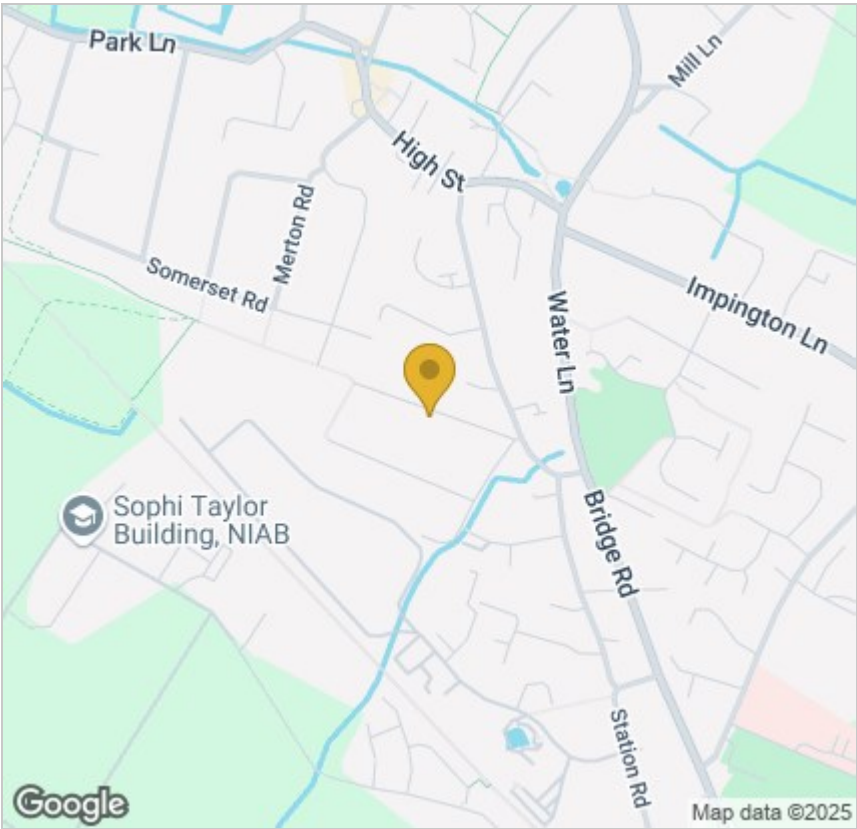
Floor Plan



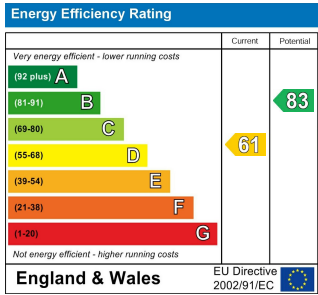
Please contact our Gray & Toynbee - Cambridge Office on 01223 439 888 if you wish to arrange a viewing appointment for this property or require further information.

Tenure: Freehold  
Council tax band: C

Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

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