



5 Mayfield Road, Girton,  
Cambridge, CB3 0PH

**Guide price £700,000**



## 5 Mayfield Road

Girton, CB3 0PH

- Detached house with scope for improvement
- No chain
- Large gardens
- Desirable location

A detached four-bedroom family house requiring some updating. It has a large garden and is situated in a lovely position overlooking a small green.

Not seen on the market in over 40 years, this detached house is perfect for a family and has been well cared for by the current owners. The accommodation has already been extended but has plenty of scope for further enlargement or alteration. Offered for sale with no chain, the house has well-planned accommodation, which includes a living room that overlooks the front garden and has a fireplace. The kitchen dining room is open plan and has a pantry and patio doors to the garden. There is a rear porch and a cloakroom which could be incorporated into the house quite easily. Upstairs, there are four bedrooms and a bathroom with a shower over the bath. There is a separate WC.

The house is in good condition, but purchasers are likely to want to refit the kitchen and bathroom and update the decor, etc. There is gas central heating, new radiators were recently installed, and the windows are double-glazed.





At the front, there is a large lawned garden and well-tended rose bushes, a gravel driveway provides plenty of parking and access to the garage. There is access on either side of the house to the rear garden which is also a really good size, mainly lawn and fenced on both sides. There is a patio at the rear of the house and a detached brick workshop.

Mayfield Road is a small quiet road in a popular part of the village. It is perfect for those seeking good access to Cambridge in a village setting. Girton has a thriving community and excellent sports facilities and recreation ground, there are 2 pubs/restaurants and local shopping. There is a primary school in the village and secondary education is available at Impington. Girton College (University of Cambridge) is a short walk away. Also, Eddington is nearby too, where there is a supermarket and a highly regarded school. SAT NAV: CB3 0NP  
what3words: ///dairy.saying.kind



# Floor Plan



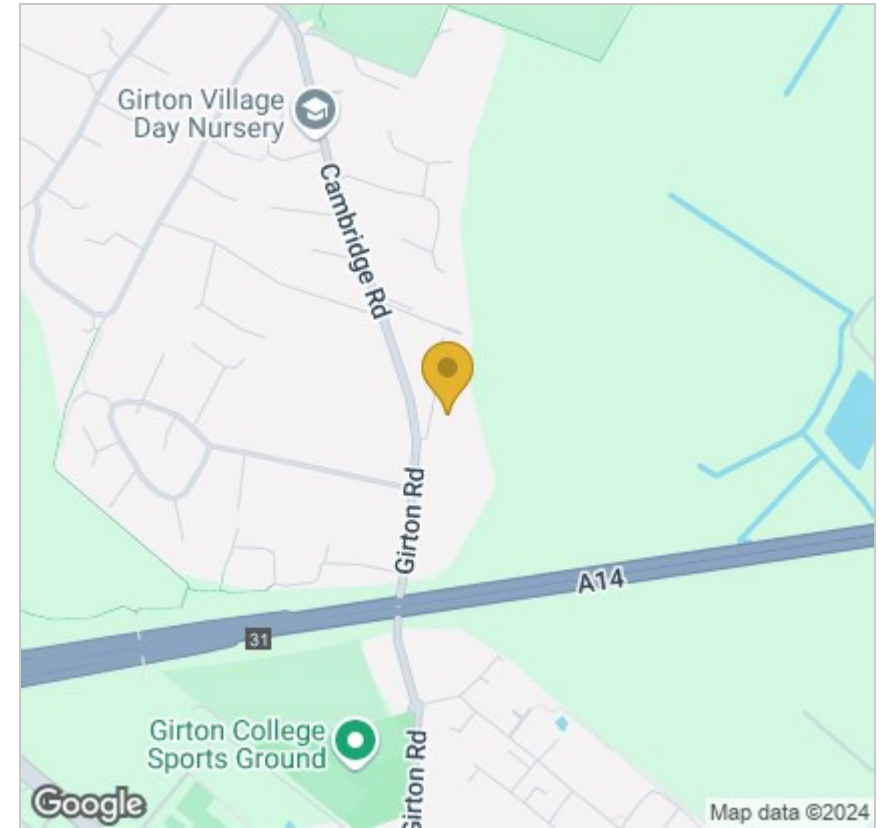
Total area: approx. 108.1 sq. metres (1163.3 sq. feet)

Drawings are for guidance only  
Plan produced using PlanUp.

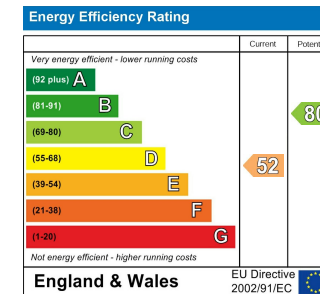
Please contact our Gray & Toynbee - Cambridge Office on 01223 439 888 if you wish to arrange a viewing appointment for this property or require further information.

Tenure: Freehold  
Council tax band: E

# Area Map



# Energy Efficiency Graph



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