



Victoria Street, Ely, Cambs, CB7 4BL

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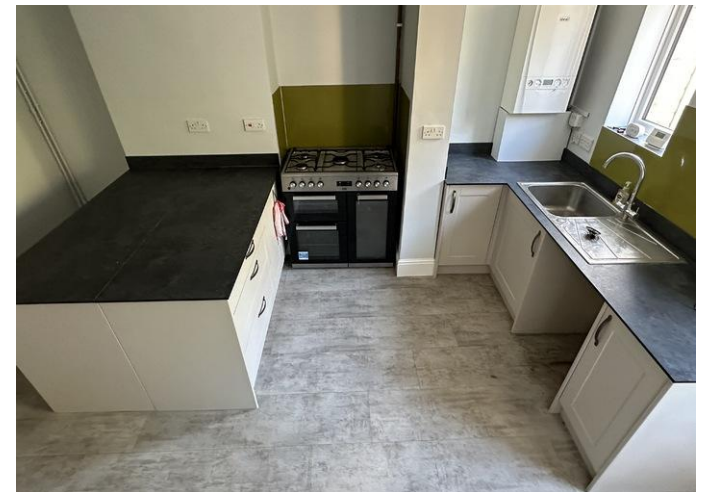
pocock & shaw
Residential sales, lettings & management

28 Victoria Street, Ely, Cambs, CB7 4BL

A two-bedroom end of terrace house located in sought after location a few minutes walk from the River Ouse and Ely railway station. Limited on street parking. Sorry, no pets. EPC D. Council Tax Band B. Minimum 12 month let. Available mid/late July.

- LIVING ROOM
- KITCHEN
- TWO BEDROOMS
- BATHROOM
- COURTYARD WITH BRICK STORAGE SHED
- GAS CENTRAL HEATING
- FULLY MANAGED PROPERTY

Rent £1,150 PCM Deposit £1326
Fully Managed Property



LIVING ROOM 12'0" x 11'11" (3.67 m x 3.62 m) Front door, window facing front aspect, radiator.

KITCHEN 14'5" x 9'2" (4.39 m x 2.80 m) Sink unit with space below for washing machine. Drawer and base units with work surfaces over. Radiator, understair storage cupboards. Stairs to first floor. Window facing rear garden and part glazed door to courtyard.

LANDING Hatch to roof space.

BEDROOM ONE 12'10" x 10'10" (3.90 m x 3.30 m) Large multi-paned sash window to front aspect. Radiator.

BEDROOM TWO 10'2" x 6'8" (3.10 m x 2.04 m) Window facing rear aspect, radiator.

BATHROOM Bath with shower over and screen. Wash basin with vanity cupboard below. Low level WC. Heated towel rail.

COURTYARD GARDEN Small courtyard garden with slate and pots. Brick built store shed. Side pedestrian access. Please note that two neighbours have shared access through the garden to take out bins.

Council Tax Band B

EPC D(60/85)

Notes

Sorry, no pets. Fully managed property.

Viewing

By Arrangement with Pocock & Shaw

Tel: 01353 668091

Email: ely@pocock.co.uk

www.pocock.co.uk

Ref

JVD/6937





Agent's note: (i) Unless otherwise stated on the front page the information contained within these particulars has been provided and verified by the owner or his/her representative(s) and is believed to be accurate. All measurements are approximate. (ii) The vendor(s) reserve(s) the right to remove any fixtures, fittings, carpets, curtains or appliances unless specific arrangements are made for their inclusion in the sale. (iii) None of the electrical, heating or plumbing systems have been tested