

Radcliffe & Rust
Residential sales & lettings

17 Midsummer Court Manhattan Drive, Cambridge CB4 1JX

£1,175 PCM

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Radcliffe & Rust Letting Agents Cambridge are delighted to offer for rent, this attractive modern, and recently refurbished studio apartment in the thriving CB4 area. The apartment is located in a sought-after city centre location and enjoys an adjoining historic Conservation Area No 1 setting. The building is close to the river, college boathouses, Midsummer Common and Jesus Green with Jesus College (est. 1496) being just 600m away. Thanks to its fantastic location, the main shopping centres, bars / restaurants / cafes and the historic core of Cambridge are within easy access from the property. The Grafton Centre and Anglia Ruskin are easily commutable and the property is also well situated for the Science Park.

This recently refurbished and fully furnished ground-floor studio apartment is situated within the ever-popular Midsummer Court development, offering bright, spacious and beautifully presented accommodation within easy reach of Cambridge city centre. Set amongst approximately four acres of attractive, landscaped grounds, the development provides a peaceful residential setting whilst remaining conveniently positioned for the city's many amenities.

The property forms part of the established Midsummer Meadows development, originally designed by acclaimed architect Stefan Zins FRIBA. Residents benefit from beautifully maintained communal gardens, mature trees, sweeping lawns and established planting, creating an attractive environment rarely found so close to the heart of Cambridge.

The building itself benefits from well-maintained communal areas, a secure entry system and CCTV, providing additional peace of mind for residents. The development also offers useful on-site facilities, including an estate office and a communal launderette located within the neighbouring Mayflower House, equipped with commercial washing machines and tumble dryers for residents' use.

Upon entering the apartment, you are welcomed into an entrance hallway which provides access to the shower room and the main studio living accommodation.

The studio is particularly spacious and has been recently refurbished throughout, featuring freshly painted white walls, new grey carpeting and a large window overlooking the surrounding greenery. The room has been thoughtfully furnished to create clearly defined sleeping, living and dining areas, offering a comfortable and practical arrangement.

The sleeping area includes a double bed with a contemporary grey frame, matching bedside table and chest of drawers, whilst a built-in double wardrobe provides useful additional storage. The living area is furnished with a comfortable blue two-seater sofa, creating an inviting space in which to relax.

Positioned towards the entrance of the studio is a modern fitted kitchenette, featuring sleek white gloss wall and base units, contrasting stainless steel finishes and a contemporary glass splashback. Appliances include an integrated electric oven, hob with extractor above and an under-counter fridge. Grey wood-effect flooring distinguishes the kitchen area from the carpeted living space, whilst a breakfast bar with two upholstered chairs provides a convenient dining area.

The shower room has also been updated, featuring a contemporary white suite comprising a shower enclosure with electric shower, WC and washbasin set within a fitted vanity unit. A large wall-mounted mirror, pale green shower panels and grey wood-effect flooring complete the modern finish.

Outside, residents can enjoy the extensive communal gardens, which are beautifully maintained and feature open lawns, mature trees, established shrubs and attractive pathways connecting the surrounding buildings. The development also benefits from communal parking areas and covered bicycle storage, making it particularly convenient for those travelling around Cambridge.

Broadband and television services are available within the development, subject to individual arrangements with the relevant service providers.

Combining recently refurbished interiors, contemporary furnishings and an attractive landscaped setting, this studio apartment offers an excellent opportunity for a professional or individual seeking comfortable accommodation close to Cambridge city centre. The combination of on-site facilities, maintained communal areas and extensive green space makes Midsummer Court a particularly appealing place to live.

Offered fully furnished. Please contact Radcliffe & Rust on 01223 307 898 to arrange a viewing.

Agent notes

Sorry - no pets
Non-smokers only please
Water rates are included in the rent



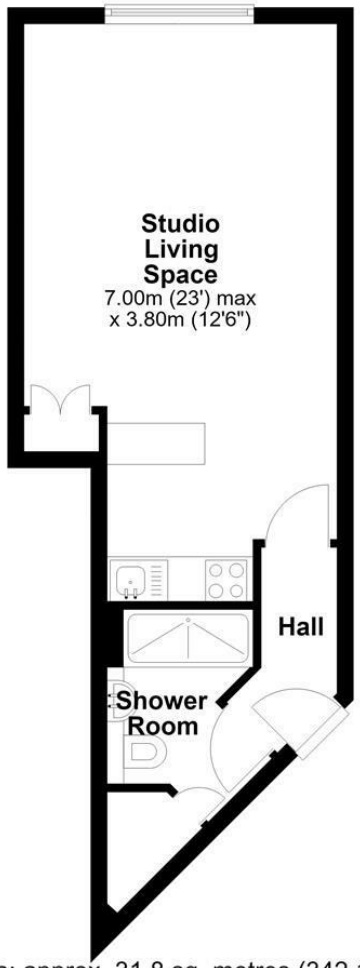






Ground Floor

Approx. 31.8 sq. metres (342.1 sq. feet)



Total area: approx. 31.8 sq. metres (342.1 sq. feet)

For guidance only. Not to scale. All dimensions and areas are approximate and should be verified.
Plan produced using PlanUp.

