Radcliffe & Rust
Residential sales & lettings

24 Russet Way, Royston SG8 6HE
£1,300 PCM

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Radcliffe & Rust Letting Agents Cambridge are delighted to offer to let this well presented three bedroom mid-terrace home, ideally positioned within the popular village of Melbourn, located just south of Cambridge. Russet Way is set within a quiet residential neighbourhood, offering a peaceful setting whilst still benefiting from excellent local amenities. Melbourn provides a strong sense of community with a range of local shops, cafés and traditional pubs, along with excellent schooling including Melbourn Primary School and Melbourn Village College. For commuters, the property is superbly placed with Royston train station approximately 3 miles away, offering fast and direct links into Cambridge (around 20 minutes) and London King's Cross. Cambridge city centre is approximately 10 miles away, while the nearby A10 and M11 provide further convenient road access. With beautiful countryside walks close by and everyday amenities within easy reach, this is a fantastic opportunity to enjoy village living with outstanding connectivity.

Radcliffe & Rust Letting Agents Cambridge are delighted to offer to let this well-presented three bedroom mid-terrace home, located in the popular village of Melbourn on Russet Way. Offering smart, modern accommodation arranged over two floors, this property has been thoughtfully updated throughout and provides a comfortable and practical home ideal for families, couples or professionals.

Upon entering the property, you are welcomed into a hallway with the staircase rising to the first floor and useful space beneath for shoes and coats. The first room accessed from the hallway is the kitchen, which has been newly fitted and finished in a timeless cream colour palette. Cream wall and base units are complemented by silver accents and contrasting wood-effect worktops, creating a clean and contemporary look. Freestanding appliances are provided, including an electric oven with extractor fan above, fridge/freezer, washing machine and slimline dishwasher, with the brand new combi boiler also neatly housed within the kitchen. The flooring throughout the hallway, kitchen and living area is laid with LVT in a warm pine-style finish, adding continuity and durability to the ground floor.

At the end of the hallway is the main living space, a bright and inviting room flooded with natural light thanks to double doors opening onto the rear garden and an additional window. This generous room offers ample space for a comfortable living area, and dining table, making it a versatile space for everyday living and entertaining.

The stairs and first floor landing are carpeted and lead to three bedrooms and the family bathroom. The landing also benefits from a large airing cupboard, providing excellent additional storage. The first bedroom reached is bedroom three, a single room which would also work perfectly as a home office. This room overlooks the rear garden and is finished with wood-effect flooring. Bedroom two is next, a comfortable double bedroom, carpeted and also overlooking the rear garden. Adjacent to this is the main bedroom, a generous double positioned at the front of the property. This room benefits from two windows allowing plenty of natural light to flow in and is finished with neutral décor and carpeting.

Situated between the bedrooms is the family bathroom, which is finished in a soft beige and neutral colour scheme. The bathroom comprises a WC, hand basin, bath with overhead shower, vanity and mirrored storage unit, and a stainless steel heated towel rail, offering both practicality and comfort.

Externally, the property enjoys a private rear garden with a patio area and lawn, ideal for outdoor dining and relaxation. The garden also benefits from a shed for storage and a gated pathway providing access to the rear passage. Overall, this is a well-balanced and attractive home offering modern finishes, generous living space and a pleasant village setting.

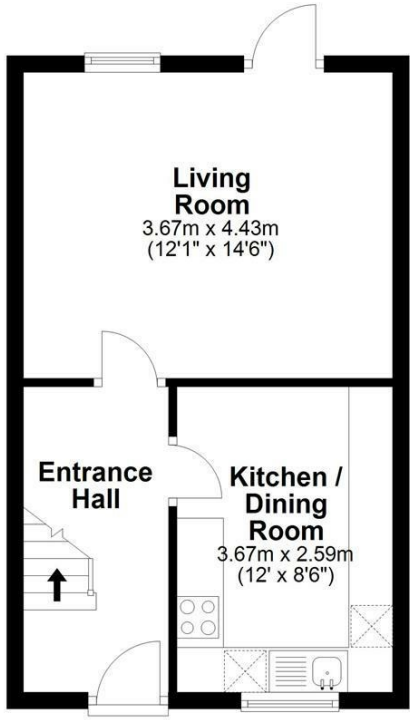
Please call us on 01223 307898 to arrange a viewing and for all of your residential Lettings requirements in Cambridge and the surrounding areas.

Agent Notes

Available October 2026, on an unfurnished basis.
Deposit £1,557
Council tax band C
There is a holding fee which equates to 1 weeks rent. (Deductible from your first month's rent)
The formula for working out a week's rent is the following:
1 month's rent * 12 / 52 = 1 week's rent.
Our redress scheme is the Ombudsman and our CMP supplier is through Client Money Protect

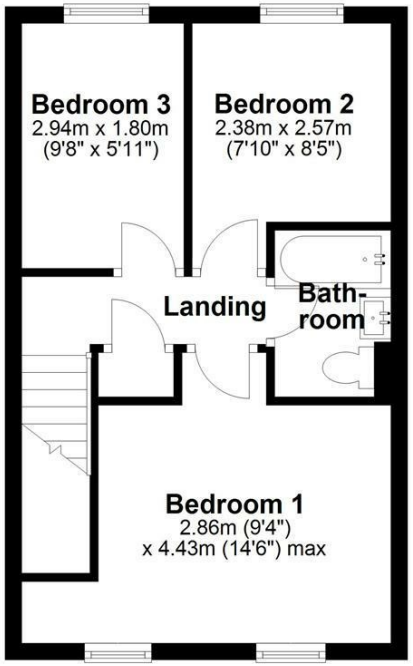
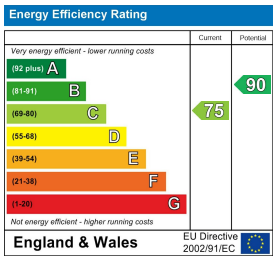
Ground Floor

Approx. 33.0 sq. metres (355.0 sq. feet)



First Floor

Approx. 33.3 sq. metres (358.2 sq. feet)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