



Back Road, Cambridge, CB21 4UJ

CHEFFINS

Back Road

Linton, Cambridge,
CB21 4UJ

A fantastic property located in the idyllic village of Linton. The property benefits from 4 bedrooms, ensuite bathroom, a garage and picturesque views. Available 10th August 2025.

- 4 Bedrooms
- Linton
- Garage
- EPC Rating D
- Council Tax Band H
- Minimum Tenancy Term 12 Months

4 3 2

£1,700 PCM





GROUND FLOOR

ENCLOSED PORCH

Radiator, door to:

WC

Obscure window, fitted with two piece suite comprising wash hand basin and low-level wc, radiator.

SITTING ROOM

Window to side, fireplace, two radiators, stairs, door to Storage cupboard.

KITCHEN/DINER

Fitted with a matching range of base and eye level units with worktop space over, one and half bowl stainless steel sink with mixer tap, integrated fridge, freezer and dishwasher, plumbing for washing machine, electric oven, four ring gas hob with extractor hood over, window to side, french double doors to garden, door to side.

FIRST FLOOR

LANDING

Door to Airing cupboard.

BEDROOM 1

Window, radiator, double door to wardrobe.

EN-SUITE SHOWER ROOM

Fitted with three piece suite comprising shower enclosure, pedestal wash hand basin and low-level WC, obscure window, radiator.

BEDROOM 2

Window, radiator, door to wardrobe.

BEDROOM 3

Window, radiator, door to wardrobe.

BEDROOM 4

Window, radiator, door to wardrobe.

BATHROOM

Fitted with three piece suite comprising panelled bath, pedestal wash hand basin and low-level WC, obscure window, radiator

OUTSIDE

The property has front and rear gardens with the front being laid to lawn with steps leading down to the entrance door.

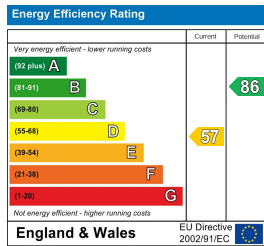
The rear garden is low maintenance with an immediate paved area providing an area for seating an entertaining. Steps lead down to the remainder of the garden which has access to the single garage and rear access gate.

GARAGE

To the rear of the property in a single garage with power and lighting connected. The garage has two up and over doors, one on the front and another providing access to the garden.

Lettings Agents Notes

For more information on this property please refer to the Material Information brochure on our Website



£1,700 PCM
 Council Tax Band - D
 Local Authority - South Cambridgeshire
 District Council

Agents note:
 For more information on this property please refer to the Material Information Brochure on our website.

Cavendish House, 27a High Street, Haverhill, Suffolk, CB9 8AD | 01440 707076 | cheffins.co.uk

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

