



Galton Road, Cambridge, CB3 0YW

**CHEFFINS**

## Galton Road

Cambridge,  
CB3 0YW

ZERO DEPOSIT OPTION AVAILABLE & 2nd MONTH RENT FREE FOR A MARCH MOVE-IN. A new 2 bedroom ground floor apartment forming part of this select development situated off Huntingdon Road. The accommodation comprises entrance hall with store cupboards, open plan living room/kitchen, principle bedroom with en-suite shower room, 1 further double bedroom and bathroom. Further benefits include private patio, allocated parking space and secure bicycle store. Unfurnished. Available now. EPC: B and Council Tax Band: TBC.

### LOCATION

Darwin Green is a select development situated off Huntingdon Road within the Castle ward of Cambridge and lies approximately 1 mile from Cambridge's historic city centre. The development is convenient for access to the A14 and M11 and Cambridge Science Park approximately 3 miles distant. A good range of local amenities including a supermarket, shops, bars, restaurants and a primary school can be found at the nearby Eddington development.

2 2 1

**£1,650 PCM**



**ENTRANCE HALL**

built in cupboard with double doors and doors to open plan living room/kitchen, bedrooms and bathroom off.

**OPEN PLAN LIVING ROOM/KITCHEN**

kitchen fitted with base and wall units, work tops, sink and integrated appliances including oven, gas hob with extractor hood above, fridge freezer, dishwasher and washer dryer. Living area with built in cupboard housing gas central heating boiler and patio doors to private patio.

**BEDROOM 1**

fitted double wardrobe with mirrored doors, window to front aspect and door to:

**EN- SUITE SHOWER ROOM**

shower enclosure, wc, wash basin with mirror above and heated towel rail.

**BEDROOM 2**

fitted double wardrobe with mirrored doors and window to front aspect.

**BATHROOM**

shower over bath with glass shower screen, wc, wash basin with mirror above and heated towel rail.

**LETTING AGENT NOTES****MATERIAL INFORMATION**

Holding Deposit - £380

Deposit - £1903

EPC - B

Council Tax - New build; rate not yet available

Square Footage - 723

Property Type - Ground floor apartment  
Property Construction - Bricks and mortar  
Parking - Allocated parking space  
Electric Supply - Mains Supply  
Gas Supply - Mains Supply  
Water Supply - Mains Supply  
Sewerage - Mains  
Heating source - Gas Boiler & Radiators  
Broadband Connected - Ready for connection  
Broadband Type - Fibre to the cabinet  
Mobile Signal/Coverage - New build; information not yet available  
Flood risk - Very low

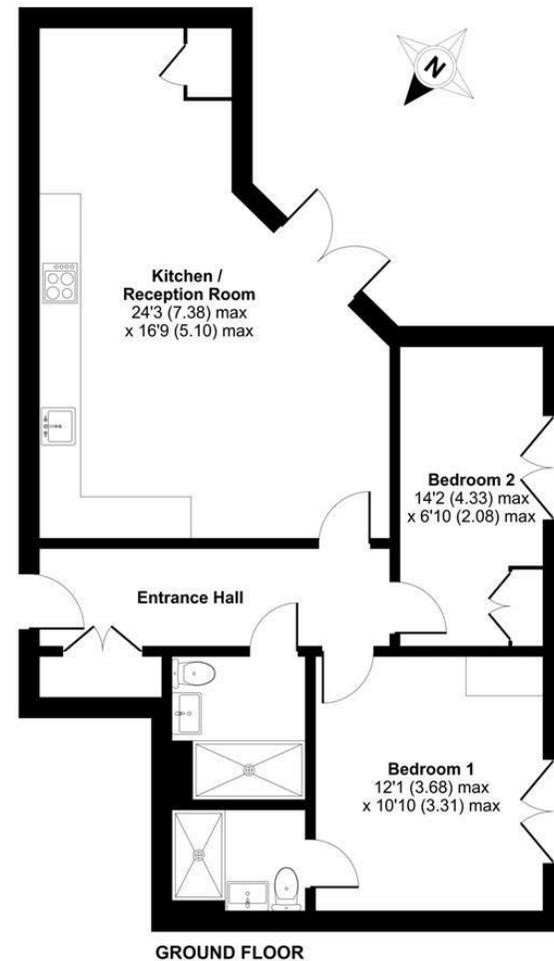
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"Property features and specifications may vary on a plot-by-plot basis. Whilst every attempt has been made to ensure accuracy, all measurements are approximate and not to scale. Computer-generated images, floor plans, and photos (CGIs) are for illustrative purposes only and may not represent the final design or finish of the property. For further information on layouts and specifications, please speak to your Lloyds Living representative."





Approximate Area = 746 sq ft / 69.3 sq m  
For identification only - Not to scale



| Energy Efficiency Rating                    |  | Current                 | Potential |
|---|--|-------------------------|-----------|
| Very energy efficient - lower running costs |  |                         |           |
| (92 plus) A                                 |  | 91                      | 91        |
| (81-91) B                                   |  |                         |           |
| (69-80) C                                   |  |                         |           |
| (55-68) D                                   |  |                         |           |
| (39-54) E                                   |  |                         |           |
| (21-38) F                                   |  |                         |           |
| (1-20) G                                    |  |                         |           |
| Not energy efficient - higher running costs |  |                         |           |
| England & Wales                             |  | EU Directive 2002/91/EC |           |

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © richcom 2025. Produced for Lomond Property (Lettings). REF: 1375500

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

Clifton House, 1-2 Clifton Road, Cambridge, Cambridgeshire, CB1 7EA | 01223 271916 | 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.

