



The Broadway, Cambridge, CB1 3AH

CHEFFINS

The Broadway

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A well presented 3 bedroom maisonette located on Mill Road in the heart of the popular Romsey District. The accommodation comprises entrance hall, kitchen, living room, 2 double bedrooms, study/bedroom 3, bathroom and separate WC. We regret no pets. Available to a maximum of 2 sharers. Unfurnished. Available from 22/09/2025. EPC: C and Council Tax Band: B.

LOCATION

The property forms part of The Broadway on Mill Road within the highly desirable Romsey ward of Cambridge. An excellent range of local amenities are moments away and the property is conveniently placed for access to Cambridge Railway Station and CB1 Business District (0.6 miles) and the historic city centre (0.9 miles). Distances approximate.

 2  1  2

£1,450 PCM





ENTRANCE HALL

stairs rising to:

FIRST FLOOR HALLWAY

built in cupboard. All rooms are accessed off the hallway.

KITCHEN

base and wall units, work tops, sink with double glazed window to rear aspect above, oven, electric hob with extractor above, fridge freezer, washing machine, pantry cupboard, further built in cupboard and door to rear fire escape.

LIVING ROOM

feature fireplace (not in use) and double glazed window to front aspect.

BEDROOM 1

double glazed window to the front aspect.

BEDROOM 2

double glazed window to front aspect.

STUDY/BEDROOM 3

double glazed window to rear aspect.

BATHROOM

shower over bath with glass shower screen, wash basin with mirrored cabinet above and double glazed window to rear aspect.

WC

wc and double glazed window to the rear aspect.

LETTING AGENT NOTES

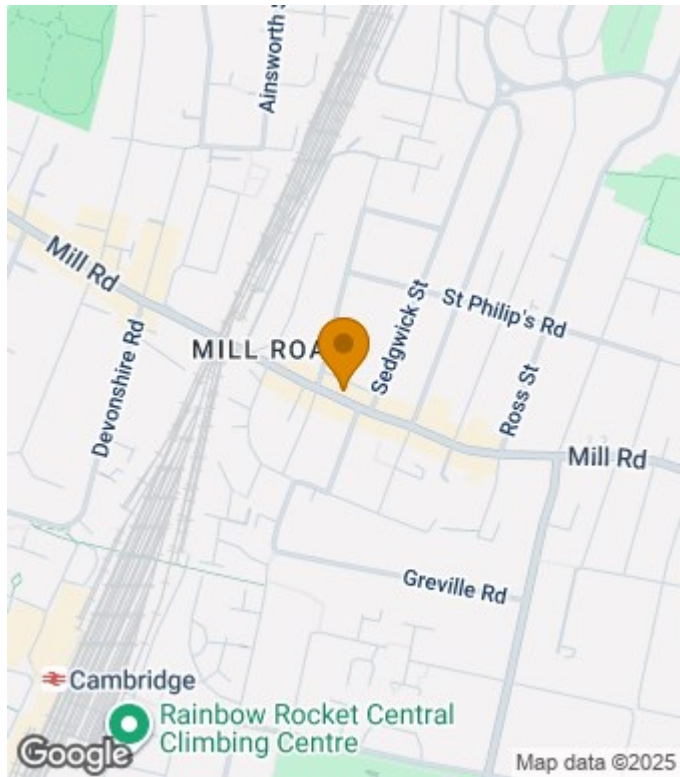
For more information on this property please refer to the Material Information brochure on our Website.

Term - Minimum 6 month tenancy

Holding Deposit - £334

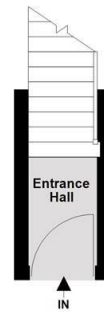
Deposit - £1673





Energy Efficiency Rating		
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	68	73
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
EU Directive 2002/91/EC		
England & Wales		

Ground Floor
Approx. 1.5 sq. metres (15.8 sq. feet)



First Floor
Approx. 75.7 sq. metres (815.0 sq. feet)



Total area: approx. 77.2 sq. metres (830.8 sq. feet)

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.

