



Victoria Street, Ely, CB7 4BL

**CHEFFINS**

## Victoria Street

Ely,  
CB7 4BL

\*Sorry this property is fully booked for viewings\*  
Recently refurbished terraced house situated close to the river and the train station. Accommodation comprises hall, kitchen, dining/living room, two bedrooms, bathroom, enclosed low maintenance rear garden and two parking spaces. Available: 30/07/2026. Deposit: £1,442. Holding deposit: £288. Council tax band: B. EPC: C

### LOCATION

Ely is an historic Cathedral City which provides an excellent range of shopping facilities, schools catering for all ages and various sporting and social activities including the recently opened Ely Leisure Village incorporating multi-screen cinema and restaurants. The main A10 road at Ely provides access to Cambridge which in turn links with the A14 and M11 motorway to London. Ely also has a mainline station which provides an electrified rail service to Cambridge and London.

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**£1,250 PCM**





## ENTRANCE HALL

with wood flooring.

## KITCHEN

with oven, hob, extractor, plumbing for washing machine and space for fridge/freezer. Window to front aspect.

## BEDROOM

with window to front aspect.

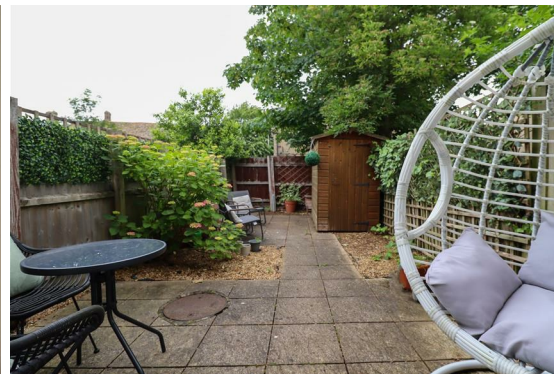


## BEDROOM

with window to rear aspect and over-stair storage cupboard.

## SHOWER ROOM

with WC, basin and double shower cubicle with bar shower.



## OUTSIDE

Enclosed courtyard style garden with shed and gated access to two allocated parking spaces.

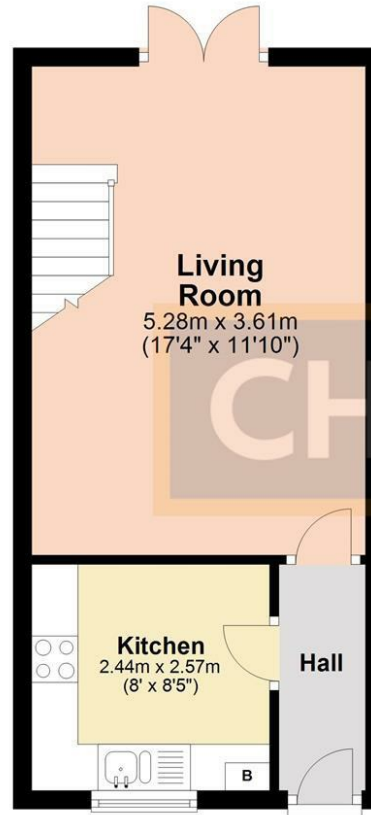
## LETTING AGENTS NOTES

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



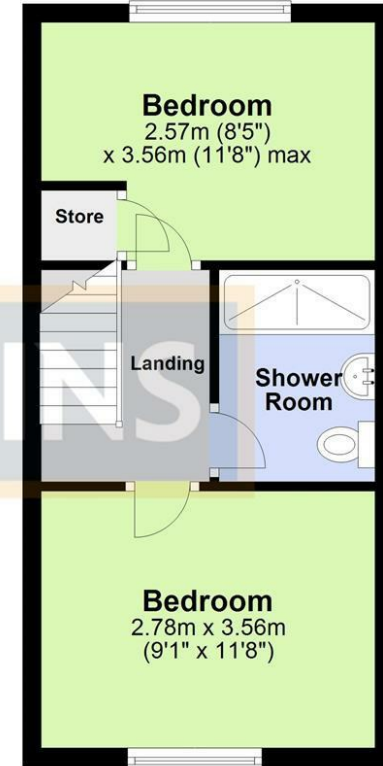
### Ground Floor

Approx. 28.2 sq. metres (304.0 sq. feet)



### First Floor

Approx. 28.0 sq. metres (301.5 sq. feet)



Total area: approx. 56.3 sq. metres (605.5 sq. feet)

Note: Not to scale - For guidance purposes only  
Plan produced using PlanUp.

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

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

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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.

