



Newnham Street, Ely, CB7 4PG



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Ely,
CB7 4PG

A centrally located Grade II property. Accommodation comprises open plan kitchen/dining/living room, living room, landing/study area, one bedroom and bathroom. There is electric heating, an outside communal seating area and storage shed. Available: 22/06/2026. Deposit: £1,096. Holding deposit: £219. Council tax band: B. EPC: E

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.



£950 PCM





OPEN PLAN KITCHEN/DINING/LIVING

with oven, hob, extractor, integrated dishwasher, feature bread oven and log burner.

LIVING ROOM

with brick flooring and vaulted ceiling.

LANDING/STUDY AREA

with Velux window and vaulted ceiling.



BEDROOM

with exposed brick chimney breast, Velux window and vaulted ceiling.

BATHROOM

with white three piece suite and vaulted ceiling.

OUTSIDE

communal seating area and storage shed for washing machine.



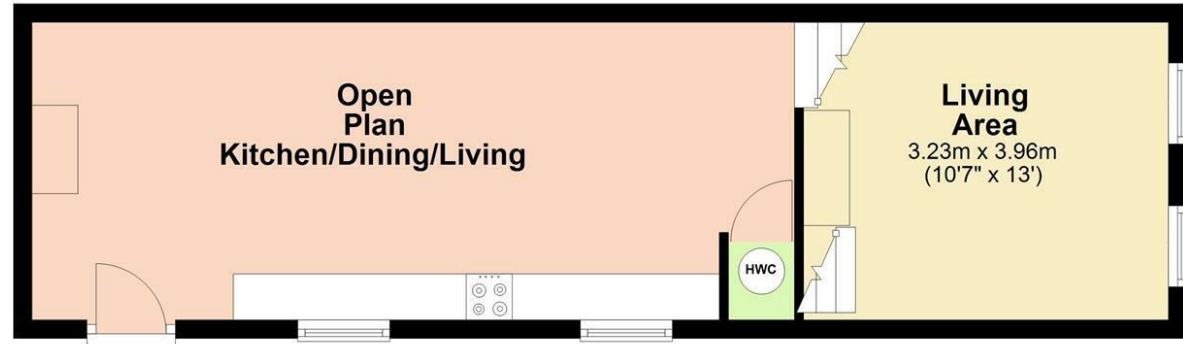
LETTING AGENTS NOTES

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



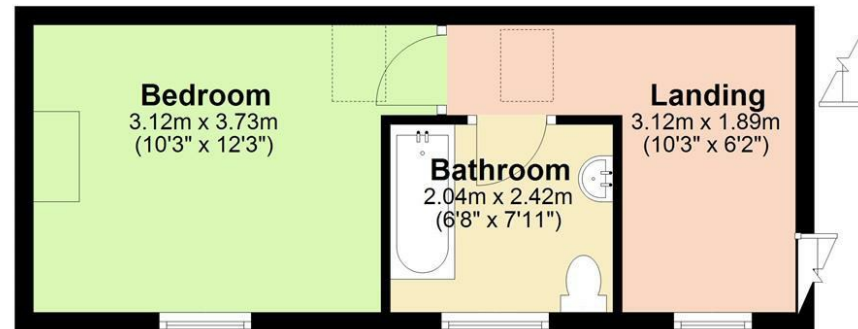
Split Level Ground Floor

Approx. 39.9 sq. metres (429.6 sq. feet)



First Floor

Approx. 25.8 sq. metres (277.9 sq. feet)



Total area: approx. 65.7 sq. metres (707.4 sq. feet)

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		82
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	40	
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	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.

