



Gladiator Road, Upper Cambourne Cambridge

£235,000 Freehold

**Sharman
Quinney**

Key Features



- Sale by Modern Auction (T&Cs apply)
- Subject to an undisclosed Reserve Price
- Buyers fees apply
- No Onward Chain
- Two-Bedroom Semi-Detached Home

Situated within one of Upper Cambourne's most desirable residential locations, this attractive two-bedroom end-of-terrace home presents an exceptional opportunity for first-time buyers, downsizers and investors alike. Beautifully maintained throughout and offered to the market with no onward chain, the property combines modern open-plan living with practical accommodation, private outdoor space and driveway parking, all within easy reach of Cambridge and excellent commuter links.

Upon entering the property, you are welcomed into a bright entrance hall which immediately sets the tone for the well-presented accommodation beyond. The hallway benefits from a storage cupboard with plumbing for a washing machine and a conveniently positioned cloakroom provides



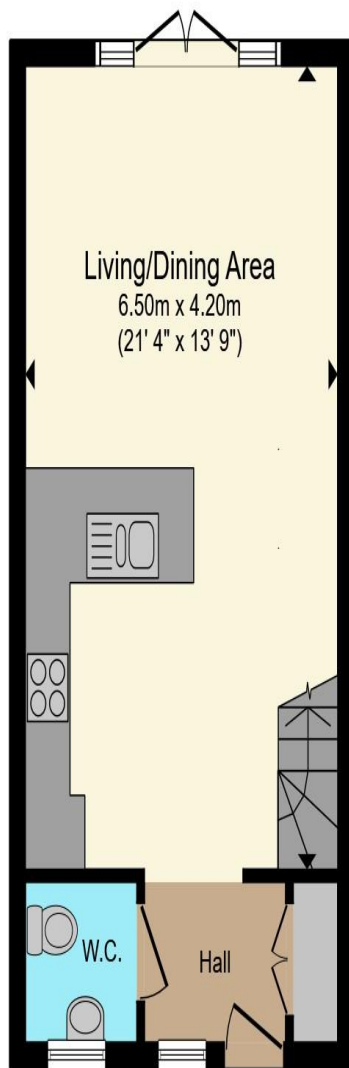
additional practicality for both residents and guests.

The first floor offers two well-proportioned bedrooms, including a spacious principal bedroom benefitting from fitted wardrobe storage. The second bedroom provides excellent versatility and could equally serve as a guest room, nursery or home office. A modern family bathroom completes the accommodation and features a bath with shower and stylish finishing touches.

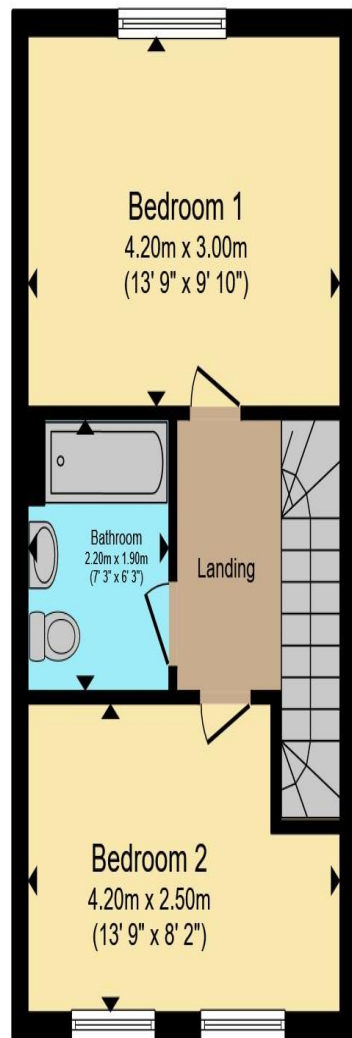
Outside, the enclosed rear garden has been designed for low-maintenance enjoyment, with a patio seating area, lawn and garden shed providing a pleasant outdoor retreat. To the front, a private driveway offers off-road parking for two vehicles.

Upper Cambourne remains one of South Cambridgeshire's most popular locations, offering a wealth of amenities including shops, cafés, pubs, healthcare facilities and highly regarded schooling. Excellent transport links connect residents to Cambridge, St Neots and Huntingdon, with St Neots railway station providing direct services to London King's Cross in under an hour, making this an excellent choice for commuters.





Ground Floor



First Floor

Total floor area 66.4 m² (714 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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Sharman Quinney Holdings Limited is registered in England and Wales under company number 4174227, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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