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## 61 Fairhaven Close

Lode, Cambs, CB25 9HH

£1,095 PCM

Modern & recently updated 2 bed terraced house; quiet location at edge of this popular village. Easy, five mile commute to Cambridge/Newmarket, A14/M11 nearby. Good local amenities .  
New flooring throughout. wood effect to ground floor/vinyl to kitchen/bathroom and carpet to first floor .  
New bathroom. Gas C/H, double glazed. Off road parking.

#### Downstairs :

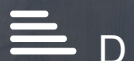
Entrance hall with new wood effect flooring.  
Kitchen with fitted units/worktop/shelving, new washer/dryer. Electric cooker, new extractor hood . New vinyl floor.  
Fridge/freezer can be provided if necessary.  
Large living room with door to rear garden and under stairs cupboard. New wood effect hard flooring.  
Under stairs storage cupboard. Door to patio & back garden.

#### Upstairs:

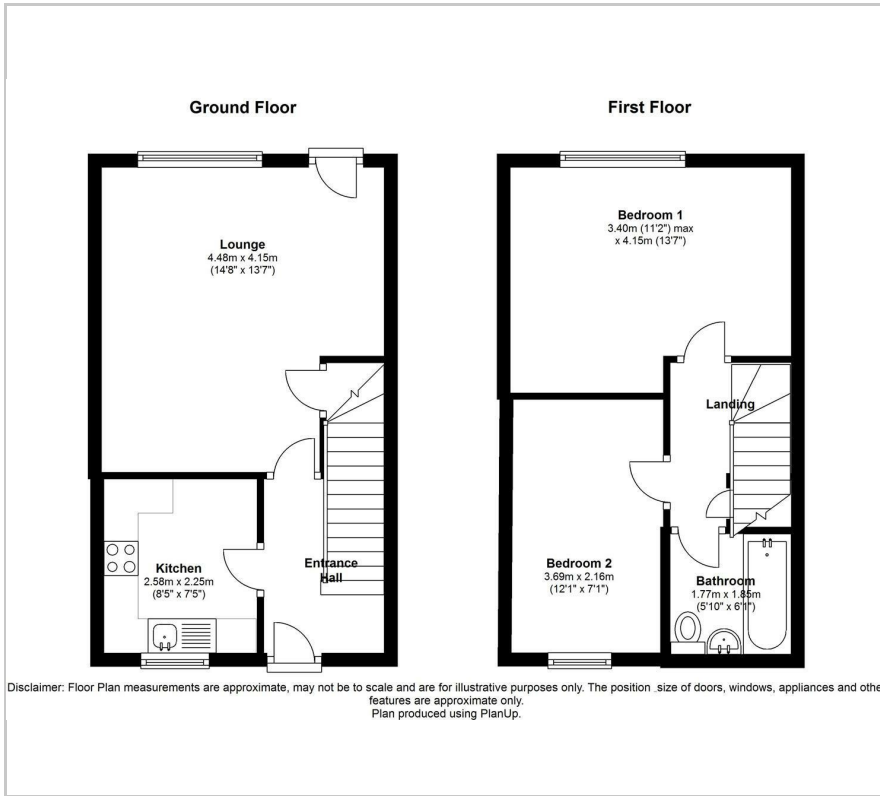
New fitted carpets . New vinyl floor to bathroom.  
Bedroom 1 : Large double size with views over countryside.  
Bedroom 2: Large single size.  
NEW bathroom with white suite/electric shower over bath. New white tiles, vanity unit and heated towel rail.  
Outside : Enclosed rear garden with small shed and gate to rear access. Grassed area to front. Outside storage cupboard. Off-road parking area.  
Gas central heating with efficient gas boiler and double glazing.

### Viewing

Please contact our Admiral Estates Office on 01223 891227 if you wish to arrange a viewing appointment for this property or require further information.



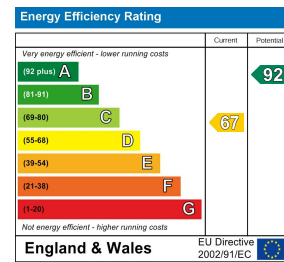
## Floor Plan



## Area Map



## Energy Efficiency Graph



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