



## Room 1, 86 Arbury Road, Cambridge, CB4 2JF

£700 PCM

- AV: SOON
- HIGH-SPEED INTERNET
- LARGE SINGLE ROOM
- CLOSE TO CITY CENTRE
- ALL BILLS INCLUDED

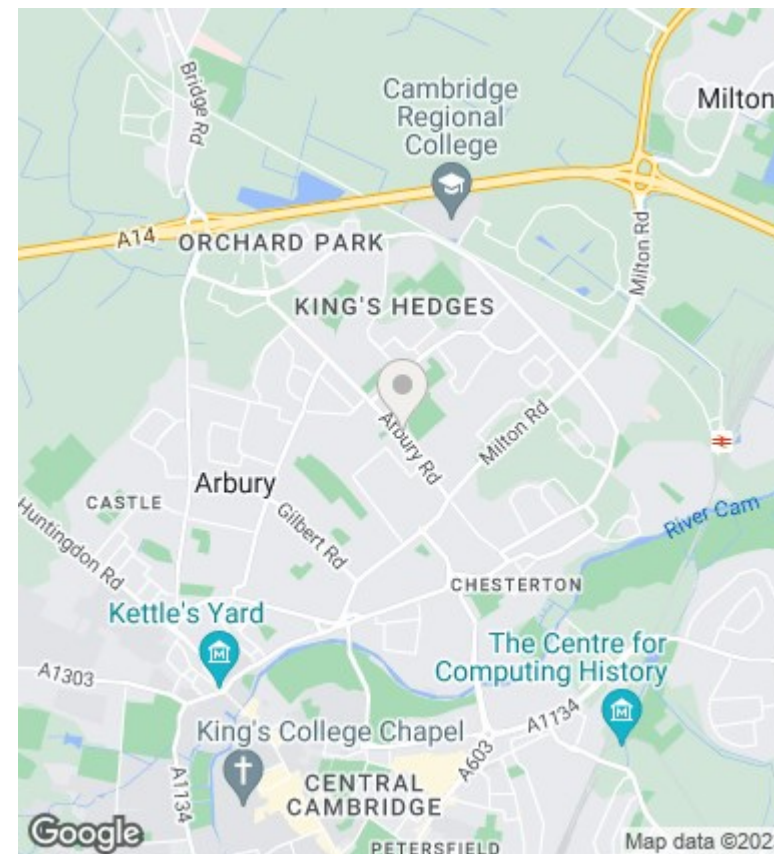
86 Arbury Road, Cambridge



Total Area: 132.0 m<sup>2</sup> ... 1421 ft<sup>2</sup>

All measurements are approximate and for display purposes only

Plan prepared by charlesjharrison.co.uk



## Directions

## Viewings

Viewings by arrangement only. Call 01223414400 to make an appointment.

## Council Tax Band

## EPC Rating:

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</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	