

GROUND FLOOR  
Communal entrance door to:

COMMUNAL ENTRANCE HALL  
Stairs leading to first floor and door to:

Studio 3.48m (11'5") x 3.35m (11')

Kitchen 2.36m (7'9") x 1.23m (4')

Shower Room 2.36m (7'9") x 1.60m (5'3")

Further Information  
Council Tax Band: A  
EPC Rating: E  
Deposit: £865  
Minimum household income to pass referencing: £22,500

Disclaimer  
All property details, photographs, floorplans, and other marketing materials produced by Ellis Winters are for general guidance only and do not form part of any contract. While we strive for accuracy, measurements, descriptions, and other information are provided in good faith but should be independently verified

## Ground Floor



Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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**£750 PER CALENDAR MONTH**  
**BRIDGE PLACE**  
GODMANCHESTER, PE29 2FD

## PROPERTY SUMMARY

A ground floor Studio apartment set within a Grade II listed building in the sought-after village of Godmanchester, close to the banks of the River Great Ouse. The property features a lounge/bedroom, kitchen and shower room. with access to laundry on site room. Ideally located within walking distance of Huntingdon town centre and excellent rail links from Huntingdon station to London King's Cross railway station in under an hour. Available immediately. deposit £865

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