



## Modern Comforts in a Handy Location

Completed in January 2008, The Hamiltons is situated in one of the most desirable residential locations in Cambridge, fronting onto Chesterton Road and backing onto Hamilton Road.

It offers excellent access to the City Centre (10 minute walk), the river (2 minute walk) and the Business and Science Parks (5 minute drive). There is private parking to the rear of the development.

There are many local amenities including the best butcher in the region, grocery stores, and restaurants and gastro pubs overlooking the river.

## Apartment Highlights

- Spacious and light open plan living area
- Contemporary wooden flooring
- LCD flat screen TV, DVD and CD player
- Wireless broadband internet connection
- Study area with desk in all penthouse apartments
- Fully equipped kitchen features oven with hob, microwave, dishwasher, fridge freezer and washing machine with dryer
- Comfortable bedrooms with built in wardrobes
- Modern bathrooms with showers over the bath, as well as separate shower rooms in all penthouse apartments
- Secure entrance and allocated parking
- Private balconies in all penthouse apartments



## SUMMARY

<b>Post Code</b>	CB4 1ER
<b>Bedrooms</b>	1 & 2
<b>Bathrooms</b>	1 & 2
<b>Parking</b>	Allocated
<b>Close to</b>	River Cam, Midsummer Common, City Centre, Science & Business Parks
<b>Rates [per night]</b>	1 Bedroom from £95
(based on 28+ nights)	2 Bedroom Leisure from £116
valid April 2011, ex VAT)	2 Bedroom Executive from £135

**DIRECTIONS** The main door to the apartments is on Chesterton Road 100 metres east of the Old Spring pub. For the car park at the rear, turn onto Hamilton Road down the side of the Old Spring pub. Follow the road around to the left, and the entrance is another 30 metres on the left next to a building with blue windows, avoiding the tree in the middle of the opening!

