



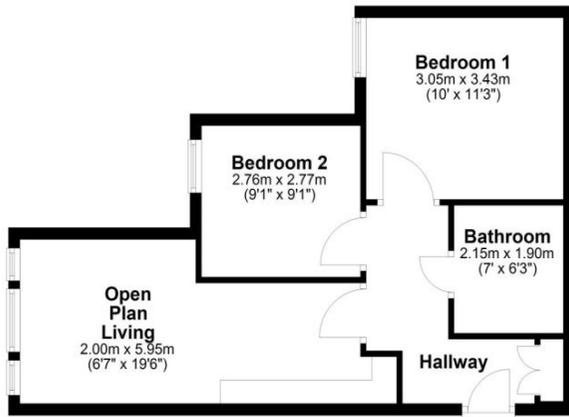
Precious Court  
SG8 7DF

£1,250 Monthly

abode

### Floor Plan

Approx. 53.3 sq. metres (573.5 sq. feet)



Total area: approx. 53.3 sq. metres (573.5 sq. feet)

01763259888

## Precious Court, Royston, SG8 7DF

**£1,250 Monthly**

Abode are pleased to offer this two bedroom, first floor, apartment in Precious Court, Royston. The property comprises; two bedrooms, a three piece bathroom suite, and open plan living area. The property also benefits one allocated parking space and visitors parking. Positioned rear facing of Melbourn Road, makes this property ideal for locals and commuters alike being a short 10 minute walk to Royston Train station, with fast trains to London Kings Cross in 38 minutes and Cambridge in 13 minutes and within walking distance of Royston's town centre amenities.

[[FloorPlanPhotos.Photo.StorageKey]:GetDBImage()]

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) <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	