

Offers In Region Of
£410,000

Cathedral View, Manea, Cambridgeshire PE15 0GN



To arrange a viewing call us now on 01354 694900

Set on a fabulous plot, this family sized THREE BEDROOM detached bungalow offers an incredible amount of space.

There is a LARGE FRONTAGE, ample OFF ROAD PARKING, DOUBLE GARAGE and well established rear garden. The accommodation comprises living room, separate dining room, kitchen/breakfast, utility, three double bedrooms, bathroom and EN-SUITE to master.

Ellis Winters & Co 20 Market Hill, Chatteris, Cambridgeshire, PE16 6BA
Tel: 01354 694900 Email: info@elliswinters.co.uk www.elliswinters.co.uk

elliswinters&co



elliswinters&co

Offers In Region Of
£410,000

Cathedral View, Manea, Cambridgeshire PE15 0GN



Ground Floor



GROUND FLOOR

LIVING ROOM

7.17m (23'6") max. x 4.03m (13'3")
Bay window to front, feature fireplace housing electric fire, double doors to rear leading out to garden.

DINING ROOM

4.03m (13'3") x 3.35m (11')
Window to front, laminate flooring.

KITCHEN/BREAKFAST ROOM

3.96m (13') x 3.68m (12'1")
Fitted with a matching range of wall and base units housing freestanding range style cooker, integrated dishwasher and fridge, breakfast bar, windows to both front and side.

UTILITY

2.55m (8'4") x 1.66m (5'5")
Fitted with a matching range of wall and base units with plumbing for washing machine and space for tumble drier and freezer, door leading out to garden.

MASTER BEDROOM

4.15m (13'7") x 3.68m (12'1")
Window to rear.

EN-SUITE

2.53m (8'4") max. x 1.34m (4'5")
Fitted with a single shower cubicle, low level WC and hand wash basin. Window to side.

BEDROOM 2

3.35m (11') x 3.02m (9'11")
Window to rear.

BEDROOM 3

3.35m (11') x 2.77m (9'1")
Window to rear.

BATHROOM

2.53m (8'4") x 2.24m (7'4") max.
Fitted with a panelled bath which has mixer tap shower, single shower cubicle, low level WC and hand wash basin. Window to side.

OUTSIDE

The front garden is enclosed by fencing and is laid to lawn.

A good size driveway provides ample of road parking and leads to the double garage which has electric doors, power and light.

To the rear, the beautiful garden has an extensive patio, shaped lawn, established borders, veggie area and storage shed. There is side access to the front.

NOTE FROM VENDOR

The property has an alarm which is serviced annually.

SERVICES

Mains electricity, water and drainage. The property has oil fired central heating.

TENURE

Freehold

Fenland District Council tax band C

Energy rating D

Ellis Winters has not tested any apparatus, equipment fitting or services and so cannot verify that they are in working order. The buyer is advised to obtain verification from their solicitor or surveyor. Floor plans are for representational purposes only and are not to scale.