



Heathcote Close, March
£260,000 Freehold

**Sharman
Quinney**

Key Features



- ANNEX!!
- Offered in great condition throughout
- 17ft Kitchen/Diner
- Off Road Parking
- Low Maintenance Rear Garden

Entrance hall:

Vinyl flooring, UPVC door to front, window to front, Storage cupboard, radiator.

Lounge: 5.17m x 3.75m (16'11" x 12'3")

Carpet, window to front, window to side, 2 x radiators, Gas fire and surround, open plan into kitchen/diner.

Kitchen/diner: 5.19m x 3.45m (17'0" x 11'3")

Vinyl flooring, upvc door to side, range of matching units, integrated fridge/freezer, oven, microwave, hob, extractor hood and dishwasher, window to rear, plumbing for washing machine, doors into annex lounge

Annex lounge: 3.85m x 2.88m (12'7" x 9'5")

Carpet, UPVC French doors to side, two 'Velux'



windows, radiator, fuse box.

Annex bedroom: 2.88m x 3.66m (9'5" x 12'0")
Carpet, window to rear, radiator, ceiling spotlights, window to rear. Built in wardrobe housing hot water tank.

Annex bathroom:
Shower, wash hand basin with cabinet, wc, radiator, window to side.

First floor

Landing:
Loft access, carpet.

Bedroom one: 3.44m x 2.78m (11'3" x 9'1")
Carpet, window to rear, radiator, built in wardrobes.

Bedroom two: 3.78m x 2.84m (12'4" x 9'3")
Carpet, radiator, window to front, airing cupboard.

Bedroom three: 2.79m x 2.26m (9'1" x 7'4")
Carpet, window to front, radiator.

Bathroom: 1.80m x 1.68m (5'10" x 5'6")
Fully tiled walls, vinyl flooring, wc, vanity sink unit, corner shower cubicle, radiator.

Outside - the front garden is concrete, offering off road parking for multiple vehicles. The rear





garden is concrete for low maintenance and has a bar measuring at 3m x 2.2m and a storeroom measuring at 2.8m x 2.3m

Please note; the property is offered with gas central heating

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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