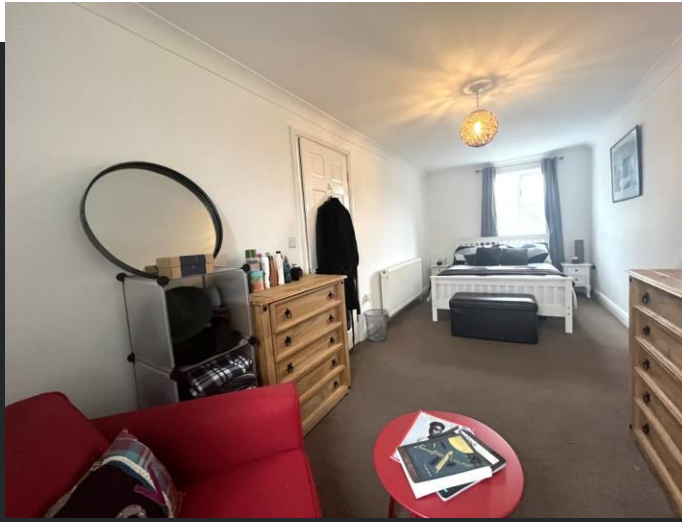




Beaufort Drive, Chatteris, PE16 6RW

Close To Town Location - End Terraced House - 3 Bedrooms - Kitchen - Lounge & Dining Room - En-Suite To Master & First Floor Bathroom - Enclosed Rear Garden & Summer House - Parking To The Front Of The Property - Call To View (01354) 696700

£215,000



Ground Floor

Hall

Entrance door, double glazed window to front, radiator, laminate flooring, coving to ceiling, stairs to first floor and doors to:

Kitchen

2.60m (8'6") x 2.50m (8'2")
Double glazed window to front, fitted with a matching range of base and eye level units, drawers and corner carousel corner unit, worktop, stainless steel sink with single drainer and mixer tap, tiled splashbacks, integrated fridge, freezer and dishwasher, plumbing for washing machine, built-in oven, four ring hob with extractor hood over, laminate flooring, coving to ceiling, cupboard with shelving and wall mounted boiler,

Lounge/Diner

4.58m (15') x 3.34m (10'11")
Double glazed window to rear, radiator, laminate flooring, wall and ceiling lights, coving to ceiling and double door to:

Sun Room

3.13m (10'3") x 2.89m (9'6")
Double glazed window to side, laminate flooring and double glazed patio door to rear.

First Floor

Landing

Double glazed window to front, stairs to ground and second floors and doors to:

Bedroom 2

6.07m (19'11") x 2.50m (8'2")
Double glazed window to front and rear, radiator and coving to ceiling.

Bathroom

Double glazed window to rear, fitted with panelled bath with mixer tap, wash hand basin with mixer tap and cupboard under, low-level WC, part tiled walls, heated towel rail and coving to ceiling.

Second Floor

Landing

Double glazed window to front, stairs to first floor and doors to:

Bedroom 1

4.25m (13'11") x 3.60m (11'10") max
Double glazed window to front, radiator and coving to ceiling.

En-suite

Double glazed window to rear, fitted with panelled bath with mixer tap and screen, separate electric shower over, pedestal wash hand basin with mixer tap, low-level WC, part tiled walls, heated towel rail and coving to ceiling.

Bedroom 3

2.38m (7'10") max x 2.30m (7'7")
Double glazed window to rear, radiator and coving to ceiling.

Outside

Block paved off road parking to the front of the property. Enclosed rear garden with raised wooden decking area leading to a lower gravel area and summer house with separate store attached.

EPC RATING - C



Call to arrange a viewing **01354 696700** **T Payne & Co**
SALES & LETTINGS

Agents Notes: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and 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 are advised to recheck the measurements.