



Drake Avenue, Chatteris, Cambs, PE16 6DU

Close Proximity To The Town Centre - End Terraced House - 2 Bedrooms - Kitchen & Lounge/Diner - Conservatory -
Enclosed Rear Garden - Off Road Parking - Call To View (01354) 696700

£205,000



Ground Floor

Entrance Hall
Entrance door and stairs to first floor.

Kitchen
3.13m (10'3") x 1.81m (5'11")
Fitted with a matching range of base and eye level units with worktop space over, stainless steel sink, plumbing for washing machine, space for fridge/freezer and cooker, double glazed window to front, single radiator and laminate flooring.

Lounge 4.00m (13'1") x 3.81m (12'6")
Window to rear, under stairs storage cupboard with power and double glazed double doors to conservatory.

Conservatory
Double glazed windows to rear, double glazed windows to side and double glazed double doors to enclosed rear garden.

First Floor

Landing
Double glazed window to side.

Bedroom 1
3.81m (12'6") x 2.67m (8'9")
Two double glazed windows to rear and single radiator.

Bedroom 2
3.81m (12'6") x 2.45m (8')
Two double glazed windows to front, airing cupboard and single radiator.

Bathroom
Fitted with three piece suite comprising bath with separate shower over, pedestal wash hand basin and low-level WC, tiled splashbacks, radiator and vinyl flooring.

Outside

There is off road parking for two vehicles to the side of the property, a side gate which gives access to the enclosed rear garden which is laid to lawn with a patio area, there is also a bike port and timber built shed with power and lighting.

EPC RATING: D



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.