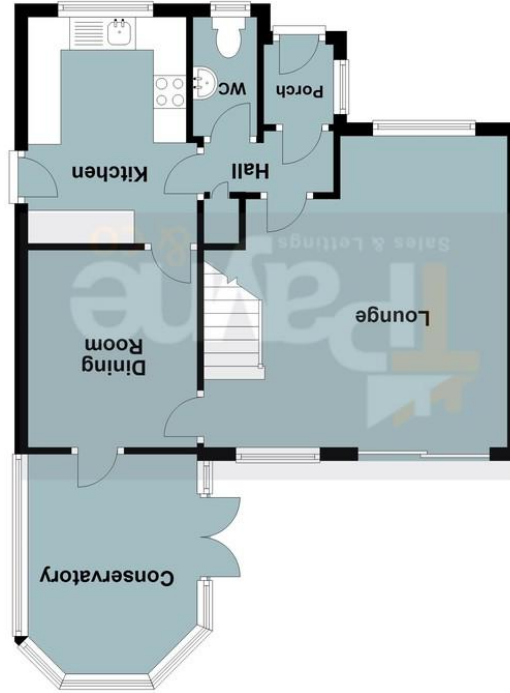


Plans are for representational purposes only
Plan produced using PlanUp.

Total area: approx. 90.2 sq. metres (971.4 sq. feet)



First floor

Ground floor

Chatters Office
6 High Street, Chatteris PE16 6BE
Wisbech Office
The Boatouse, Harbour Square, Wisbech PE13 3BH
01354 696700 info@tpayneandco.co.uk
www.tpayneandco.co.uk

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£290,000



Ground Floor

Porch
Window to side, tiled flooring and door to:

Hall
Built in under stairs storage cupboard, laminate flooring and door to:

WC
Fitted with two piece suite comprising, wash hand basin and low-level WC, tiled surround, heated towel rail, tiled flooring and window to front.

Kitchen 3.43m (11'2") x 2.57m (8'4")
Fitted with a matching base and eye level units with worktop space over, stainless steel sink with tiled surround, integrated fridge/freezer and dishwasher, plumbing for washing machine, built-in oven, built-in hob, window to front, radiator, tiled flooring and part tiled walls.

Dining Room 2.99m (9'8") x 2.76m (9")
Radiator and door to:

Conservatory
Part brick and UPVC construction with UPVC double glazed windows, tiled, under floor heating, double doors leading to the garden.

Lounge 4.72m (15'4") x 4.61m (15'1") Max
Window to front, window to rear, two radiators, fitted carpet, stairs leading to the first floor and sliding doors leading to the rear of the property.

First Floor

Landing
Window to front, built in storage cupboard and door to:

Bedroom 1 3.61m (11'8") x 2.84m (9'3")
Window to rear, built in wardrobe with sliding doors, radiator and fitted carpet.

En-suite
Fitted with three piece suite comprising wash hand basin, shower cubicle and low-level WC, tiled surround, window to front, heated towel rail and tiled flooring.

Bedroom 2 3.58m (11'7") x 3.57m (11'7")
Window to rear, built in storage cupboard, radiator and fitted carpet.

Bedroom 3 2.64m (8'6") x 1.97m (6'4")
Window to front and radiator.



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Bathroom
Fitted with three piece suite comprising panelled bath, wash hand basin and low-level WC, tiled surround, window to front, radiator and tiled flooring.

Outside
To the rear of the property there is a garage with parking in front.

There is also an enclosed rear garden which comprises lawn, patio and shrub borders, a timber built shed and a to the rear is a gate which allows access to the garage.

EPC- TBC



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