



19 Saddlers Way, Chatteris, Cambs, PE16 6BL

Spacious End Terraced House - 4 Double Bedrooms - Refitted Kitchen/Diner - Lounge - Ground Floor WC - First Floor Bathroom & En Suite To Bed 1 - Enclosed Rear Garden - Allocated Parking - Call To View (01354) 696700

£270,000



Ground Floor

Entrance Hall

Entrance door, double glazed window to side, radiator, laminate flooring, stairs to first floor and opening plan:

Kitchen/Diner

5.23m (17'2") x 3.11m (10'2")
Fitted with a matching range of base and eye level units and matching breakfast bar with worktop space over, sink with instant boiling water tap, electric hob with extractor hood over and double oven, integrated fridge/freezer and washing machine, laminate flooring, ceiling spotlights, double glazed window to rear and double-glazed sliding door.

Lounge

4.56m (15') x 3.29m (10'10")
Double glazed window to front, radiator and laminate flooring.

WC

Fitted with two piece suite comprising, wash hand basin and low-level WC, tiled splashbacks, vinyl flooring and double glazed window to side.

First Floor

Landing

Double glazed window to side, boiler cupboard, stairs to second floor and door to:

Bedroom 1

4.05m (13'2") x 4.20m (13'7")
Double glazed window to front, radiator, built in wardrobes and door to:

En-suite

Fitted with three-piece suite comprising shower cubicle, vanity wash hand basin and low-level WC, part tiled walls, radiator, vinyl flooring and double glazed window to front.

Bedroom 2

3.04m (10') x 2.69m (8'10")
Double glazed window to rear and radiator.

Bathroom

Fitted with three-piece suite comprising bath with shower attachment over, vanity wash hand basin and low-level WC, part tiled walls, radiator, vinyl flooring and double-glazed window to rear.

Second Floor

Landing

Sky light, storage cupboard, radiator and door to:

Bedroom 3

(12'6") x 3.19m (10'6") 3.81m
Double glazed window to front, two skylights and radiator.

Bedroom 4

3.81m (12'6") x 2.65m (8'8")
Two skylights and radiator.

Outside

The property has allocated parking and an enclosed rear garden which consists of a patio area, lawn and a gravel path.

EPC Rating - C

Please Note

Maintenance charge is approx £300 per year

For more information, please call our office on (01354) 696700



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.