



## Green Park, Chatteris, Cambs, PE16 6DL

No Upward Chain - Semi-Detached Bungalow - 2 Double Bedrooms - Lounge - Kitchen - Shower Room - Front & Rear Gardens - Driveway - EPC-TBC - Call To View - (01354) 696700

**£210,000**





#### Ground Floor

**Porch**  
Double glazed windows to side and rear, vinyl flooring and door to;

**Entrance Hall**  
Laminate flooring, built in storage cupboard and radiator.

**Lounge**  
4.47m (14'6") x 3.32m (10'8")  
Double glazed window to front, electric fireplace, radiator and laminate flooring.

**Kitchen**  
3.11m (10'2") x 2.71m (8'8")  
Fitted with a matching range of base and eye level units with worktop space over, composite sink with tiled splashbacks, plumbing for washing machine, space for fridge/freezer, built-in electric oven, built-in gas hob, double glazed window to front, storage cupboard, radiator and vinyl flooring.

**Bedroom 1**  
4.11m (13'4") x 3.02m (9'9")  
Double glazed window to rear, built in wardrobe with double doors, radiator and fitted carpet.

**Bedroom 2**  
3.16m (10'3") x 3.02m (9'9")  
Double glazed window to side, radiator and laminate flooring.

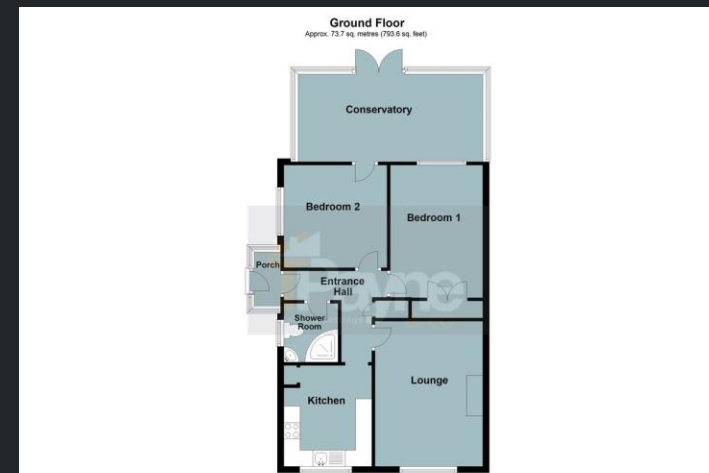
**Conservatory**  
UPVC Construction with double glazed window and vinyl flooring.

**Shower Room**  
Fitted with three-piece suite comprising shower cubicle, wash hand basin and low-level WC tiled surround, double glazed window to side, heated towel rail and vinyl flooring.

**Outside**  
The property benefits from a low maintenance front garden with is mainly laid to shingle and a concrete driveway to the side.

The rear garden is mainly paved with a patio area and shingle borders.

EPC Rating - D



**Call to arrange a viewing 01354 696700 TPayne & 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.