



Edwards Way, Manea, March, Cambs, PE15 0HY

Village Location - Link Detached House - 2 Bedrooms - Kitchen - Lounge & Family Room - Bathroom - Enclosed Rear Garden - Driveway - No Upward Chain - EPC Rating D - Call To View (01354) 696700

£190,000



Ground Floor

Hall

Vinyl flooring and stairs leading to the first floor.

Kitchen 3.60m (11'8") x 2.46m (8")

Fitted with a matching range of base and eye level units with worktop space over, stainless steel sink with tiled splashbacks, plumbing for washing machine, space for fridge/freezer, built-in electric oven, built-in electric hob, double glazed window to rear, electric storage heater and vinyl flooring.

Lounge/Diner

4.81m (15'7") x 3.62m (11'8")
Double glazed window to front, electric storage heater, vinyl flooring and under stairs cupboard.

Family Room

4.56m (14'9") x 2.20m (7'2")
Double glazed window to front, double glazed window to rear, electric storage heater, and laminate flooring.

First Floor

Landing

Built in storage cupboard and fitted carpet.

Bedroom 1

3.17m (10'4") x 2.67m (8'7")
Double glazed window to front, built in storage cupboard and fitted carpet.

Bedroom 2

3.29m (10'7") max x 1.91m (6'2")
Double glazed window to rear, built in storage cupboard and fitted carpet.

Bathroom

Fitted with three piece suite comprising panelled bath, wash hand basin and low-level WC, tiled splashbacks, double glazed window to rear and vinyl flooring.

Outside

The property offers a driveway to the side allowing parking for 2 cars. A side gate allows access to an enclosed rear garden comprising of patio and lawn.

EPC Rating - D



Call to arrange a viewing **01354 696700**

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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.