

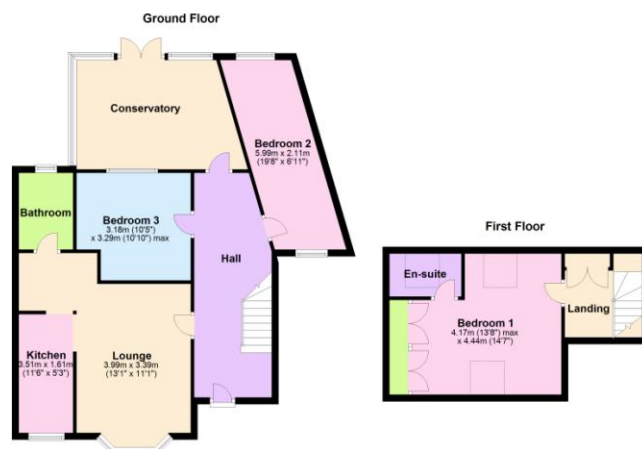
£240,000

4 Ingoldsby Close, March, PE15 9NL



To arrange a viewing call us now on 01354 701000

This UNIQUE, EXTENDED CHALET BUNGALOW must be viewed to be fully appreciated. Features include lounge with bay window, kitchen with oven & hob, CONSERVATORY, ground floor bathroom and THREE DOUBLE BEDROOMS WITH ENSUITE TO MASTER. Outside there is off road parking and low maintenance WEST FACING GARDEN. EPC C



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#### Ground Floor

**Hall**  
Radiator, stairs to first floor and landing.

**Lounge**  
3.99m (13'1") x 3.39m (11'1")  
Bay window to front, radiator, open plan to:

**Kitchen**  
3.51m (11'6") x 1.61m (5'3")  
Fitted with wall and base units with sink unit, plumbing for washing machine and dishwasher, integral oven, hob and hood, window to front.

**Conservatory**  
Brick and glazed construction with air conditioning unit, light and power, double doors to rear garden,

**Bedroom 2**  
5.99m (19'8") x 2.11m (6'11")  
Window to front and rear, two radiators, access to loft with boarding, power and light. (This room was originally built to be two bedrooms and could be split if required.)

**Bedroom 3**  
3.29m (10'10") x 3.18m (10'5")  
Window to rear, radiator.

**Bathroom**  
Fitted with a three piece suite comprising bath, wash hand basin and WC, window to rear, heated towel rail.

**First Floor & Landing**  
Window to side, fitted cupboards housing gas fired combination boiler, eaves storage with boarding and power.

**Bedroom 1**  
4.44m (14'7") x 4.17m (13'8")  
Two skylights to front and rear, radiator, fitted cupboards to one wall, eaves storage with light, power and boarding.

**En-suite**  
Fitted with a three piece suite comprising corner shower unit, wash hand basin and WC, skylight window, radiator.

#### Outside

To the front of the property there is a small garden area with off road parking to one side. The rear garden is laid to artificial grass with flower and shrub borders with shed fitted with light and power.

It should be noted that there is current, valid planning permission for Dormer windows to be added to the first floor planning reference F/YR22/1056/F

Freehold  
Council tax band A

Ellis Winters has not tested any apparatus, equipment fitting or services and so cannot verify that they are in working order. The buyer is advised to obtain verification from their solicitor or surveyor. Floor plans are for representational purposes only and are not to scale.



Ellis Winters & Co 52 High Street, March, Cambridgeshire, PE15 9JR  
Tel: 01354 701000 Email: [info@elliswinters.co.uk](mailto:info@elliswinters.co.uk) [www.elliswinters.co.uk](http://www.elliswinters.co.uk)