

£325,000

26 Riverdown, March, PE15 8RA



To arrange a viewing call us now on 01354 701000

IMMACULATE INSIDE AND OUT! This lovely home boasts versatile accommodation including lounge opening onto the South East facing garden and MOORING WITH LANDING STAGE, kitchen with integral appliances, utility and WC, FOUR GOOD SIZE BEDROOMS, TWO ENSUITES and family bathroom. Outside there is GARAGE, PARKING and lovely garden. Viewing is a must on this beautiful home. EPC C

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Ground Floor

Hall

Window to side, radiator, stairs to next floor.

WC

Fitted with a two piece suite comprising WC and wash hand basin, window to front, radiator.

Utility

Fitted base unit, sink with mixer tap, plumbing for washing machine, radiator.

Garden Floor

Living Room

4.57m (15') x 4.37m (14'4") max
Two radiators, patio doors plus French doors overlooking the rear garden, chrome downlighters, sockets and switches.

Kitchen/Dining Room

4.94m (16'2") max x 4.57m (15') L Shaped Room
Fitted with a range of wall and base units with granite worktops, one and half bowl sink unit with mixer tap, integral double oven, five ring hob, hood and dishwasher, window to front and side, two radiators, French doors with Juliette balcony, chrome downlighters, sockets and switches.

First Floor & Landing

Window to side.

Bedroom 3

4.37m (14'4") x 2.42m (7'11")
Storage cupboard, wardrobe, radiator, French doors to Juliette balcony.

Bedroom 4

3.54m (11'7") x 2.11m (6'11")
Wardrobe, radiator, French doors to Juliette balcony.

Bathroom

Fitted with a three piece suite comprising bath, wash hand basin and WC, chrome downlighter, radiator.

Bedroom 2

4.57m (15') max x 2.84m (9'4")
Two windows to front, double door fitted wardrobe, radiator, door to:

Ensuite

Fitted with a three piece suite comprising shower cubicle, wash hand basin and WC, chrome downlighter, radiator.

Second Floor & Landing

Skylight window.

Bedroom 1

3.81m (12'6") x 2.94m (9'8") min
French doors opening to Juliette balcony, storage cupboard, single wardrobe plus double door fitted wardrobe, chrome downlighter, radiator.

En-suite

Fitted with a three piece suite comprising shower cubicle, wash hand basin and WC, radiator.

Outside

To the front of the property there is a block weave driveway providing off road parking leading to the Garage with electric roller shutter door. A gated access at the side leads through a lean to storage area and then to the South East facing rear garden which is laid to patio and artificial lawn. A gate leads to the further garden area which is laid to lawn with steps down to the mooring which measures approx. 19ft x 10ft.

Freehold
Council tax band B

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.



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