

£300,000

63 Chestnut Crescent, March, PE15 9TD



To arrange a viewing call us now on 01354 701000

Located in a popular area this EXTENDED HOME boasts a FABULOUS SOCIAL LIVING SPACE as well as so much more! Accommodation comprises WC, lounge, kitchen/diner, FAMILY ROOM OPENING TO THE GARDEN, three bedrooms and first floor bathroom. Outside there is ample parking, OVERSIZED GARAGE, utility room and BAR set in the pretty garden. EPC D

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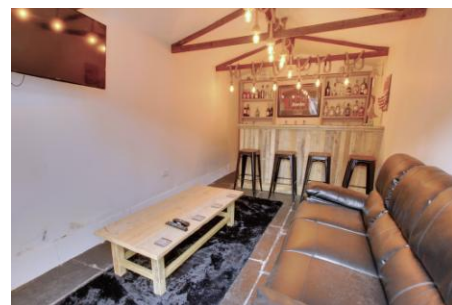
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Ground Floor

Porch

Windows to each side, door to:

Hall

Window to side, cupboard, radiator, stairs to first floor and landing.

WC

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

Lounge

5.36m (17'7") x 3.45m (11'4")
Window to front, fireplace with living flame gas fire, radiator.

Kitchen/Dining Room

5.64m (18'6") x 3.19m (10'6")
Fitted with wall and base units, gas range style cooker, plumbing for washing machine, radiator, heated towel rail, open plan to:

Family Room

4.99m (16'4") x 2.72m (8'11")
Window to rear, radiator, double doors to rear garden.

First Floor & Landing

Window to side, access to loft with boarding and lighting.

Bedroom 1

4.16m (13'8") x 3.58m (11'9")
Window to front, radiator, polished floorboards.

Bedroom 2

4.1m (13'5") x 3.63m (11'11")
Window to rear, radiator.

Bedroom 3

5.13m (16'10") max x 2.63m (8'8") max
Window to front, radiator.

Bathroom

Fully tiled and fitted with a three piece suite comprising bath with shower over, wash hand basin and WC, window to rear, heated towel rail, cupboard housing gas fired boiler and hot water tank.

Outside

To the front of the property there is ample off road parking for multiple vehicles leading to the Garage 7.27m x 2.54m fitted roller shutter door and fitted with light and power. There is also an electric car charging point. An internal door from the garage leads to the utility room which is fitted with light and power and door to garden. The rear garden is laid to patio and lawn with outside water supply. At the bottom of the garden is the Bar 5.79m x 2.82m with bar area and seating area with double doors opening onto the patio.

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.

Ground Floor
Approx. 108 sq. metres (1167.7 sq. feet)



First Floor
Approx. 53.5 sq. metres (575.5 sq. feet)

