

Guide price

£240,000-£250,000

85 Upwell Road, March, PE15 0DA



To arrange a viewing call us now on 01354 701000

This generous character bungalow with a double bay frontage overlooks a large front garden with sufficient space to park multiple vehicles on its driveway. The character and originality of the bungalow are evident with all rooms of a good size with well proportioned lounge having feature fireplace and a spacious kitchen/dining room, with wood burner and garden aspect. Additionally, the bungalow is set on a large plot. EPC E



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Entrance Hall

The porch leads through to a bright entrance hall, with radiator, and then to the three bedrooms and lounge.

Bedrooms 1

3.95m (12'11") x max 3.76m (12'4")

A pretty room with bay window to the front and sanded wood floor and original door, and radiator. The room has been recently decorated.



Bedroom 2

3.95m (12'11") x max 3.76m (12'4")

Matching Bedroom 1, with a pleasing symmetry, this room has a bay window to the front, radiator, with sanded wood floor and original door and, as with bedroom 1, all recently decorated.



Bedroom 3

3.67m (12') x max 3.33m (10'11")

This bedroom, again of a double bedroom size, has a useful range of fitted wardrobes, a radiator and a window with garden view.

Lounge

3.94m (12'11") x 3.68m (12'1")

The well-proportioned lounge has a feature fireplace with mantle and a pretty tiled surround, radiator and window.



Kitchen/Dining room

5.57m (18'3") x max 3.94m (12'11")

This is a sizeable room with a bright aspect, great potential and double patio doors opening onto the private rear garden. The kitchen is fitted with a range of matching base and wall units, an integral electric cooker and hob with extractor overhead. In the dining area there is a wood burner, with mantle and surround, which offers practical aspects of dining and entertaining combined with the cosy comforts of a wood burner. Additionally, there is a cupboard housing a refitted gas central boiler, two radiators and two windows to the side elevations.



Utility Area

1.80m x (5'10") x 1.13m (3'8")

A very handy utility room, which could be incorporated into the kitchen area if desired. It is fitted with a worktop space and wall units above, there is plumbing for a washing machine and space for a tumble dryer, a radiator and a window to the side.

Bathroom

Fitted with a three-piece suite comprising a panelled bath, WC and pedestal wash hand basin, window to rear, radiator.

Outside

Access to the property is via a long driveway leading to the single garage, front area which is mainly laid to lawn, with some mature trees and shrubs, partly fenced boundary, providing multiple vehicle off road parking, there is side access to the rear garden. The rear garden is a generous size and is mainly laid to lawn with mature trees, plants, shrubs and fenced borders.

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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