

£475,000

11 Princes Walk, March, PE15 8AH



To arrange a viewing call us now on 01354 701000

UNIQUE with MUCH POTENTIAL! This established home is located close to the town centre and must be viewed to appreciate the space on offer plus the CHARACTER. Accommodation comprises MULTIPLE RECEPTION ROOMS, ground floor shower room and bedrooms, kitchen, A FURTHER FIVE BEDROOMS TO THE FIRST FLOOR and a shower room. Outside there is parking and carport plus a BEAUTIFUL EAST FACING GARDEN with numerous different areas plus patio and air raid shelter! EPC D

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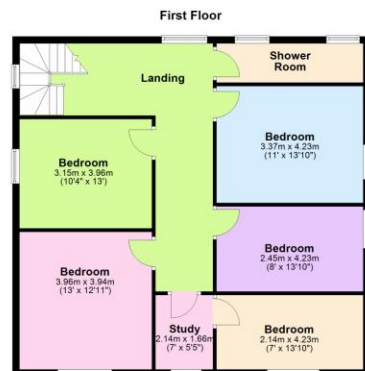
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Ground Floor

Porch

Tiled flooring, door to:

Hall

Radiator, stairs to first floor and landing, pantry/cellar, tiled flooring.

Lounge

4.69m (15'5") x 4.23m (13'10")
Box bay window to front, window to side, fireplace, two radiators, bi-fold door to:

Breakfast Room

4.90m (16'1") x 4.23m (13'10")
Window to side and rear, two radiators.

Dining Room

3.96m (13') x 3.95m (12'11")
Box bay window to front, two radiators, fireplace, serving hatch to kitchen.

Kitchen

3.96m (13') x 3.05m (10')
Fitted with wall and base units, double oven, hob, plumbing for dishwasher, gas fired boiler, sink unit, window to side.

Rear Hall

Windows to side, two radiators, door to rear garden.

Show er Room

Fitted with room shower area with electric shower, wash hand basin and WC, window to side, radiator.

Bedroom

3.96m (13') x 3.64m (11'11")
Window to side, radiator, cupboard.

Utility Room

Plumbing for washing machine, window to side, radiator.

Office/Study

3.96m (13') x 1.83m (6')
Window to side.

First Floor & Landing

Window to rear and side, radiator.

Bedroom

3.96m (13') x 3.94m (12'11")
Window to front, radiator, double cupboard.

Bedroom

4.23m (13'10") x 3.37m (11')
Window to side, radiator, double cupboard, shower cubicle and wash hand basin.

Bedroom

3.96m (13') x 3.10m (10'2")
Window to side, radiator, triple cupboard.

Bedroom

4.23m (13'10") x 2.45m (8')
Window to side, radiator.

Study

2.14m (7') x 1.66m (5'5")
Window to front, radiator, door to:

Bedroom

4.23m (13'10") x 2.14m (7')
Window to front, radiator.

Show er Room

Fitted with a three piece suite comprising shower, wash hand basin and WC, two windows to rear, radiator.

Outside

To the front of the property there is off road parking leading to a carport at one side. The established garden is split into a number of sections including a very well stocked flower bed with pathway leading to the lawn with trees and a raised patio with air raid shelter. There is a further garden area to the side which has been used as a vegetable patch.

Freehold

Council tax band E

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.