

£175,000

105 Elwyn Road, March, PE15 9DB



To arrange a viewing call us now on 01354 701000

Offered with NO CHAIN this end terraced home offers a wealth of space! Features include LOUNGE WITH SEPARATE DINING ROOM, kitchen with oven & hob, ground floor bathroom and THREE BEDROOMS. Outside there is OFF ROAD PARKING whilst at the rear there is an enclosed courtyard and further GENEROUS REAR GARDEN. EPC D



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## Ground Floor

Lounge 3.55m (11'8") x 3.38m (11'1")  
Radiator, window to front.

Hall  
Stairs to first floor.

Dining Room  
3.63m (11'11") x 3.55m (11'8")  
Window to rear, two radiators, cupboard.

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.



Kitchen  
2.68m (8'10") x 2.42m (7'11")  
Fitted with wall and base units with integral oven and hob, plumbing for washing machine, sink unit with mixer tap, window to side, radiator, door to garden.

Bathroom  
Fitted with a two piece suite comprising bath with mixer tap shower, wash hand basin, window to side, radiator, door to:



WC  
WC, window to side, radiator.

## First Floor & Landing

Bedroom 1  
3.55m (11'8") x 3.38m (11'1")  
Storage cupboard housing gas fired boiler, window to front, radiator.



Bedroom 2  
3.55m (11'8") x 3.37m (11'1")  
Window to rear, radiator, door to:

Bedroom 3  
2.71m (8'11") x 2.27m (7'5")  
Window to side, radiator.

Outside  
To the front of the property there is off road parking. At the rear of the home there is a small enclosed courtyard with a gate leading to the communal pathway which leads to the remainder of the generous rear garden which is laid to patio and lawn.



Freehold  
Council tax band A

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