

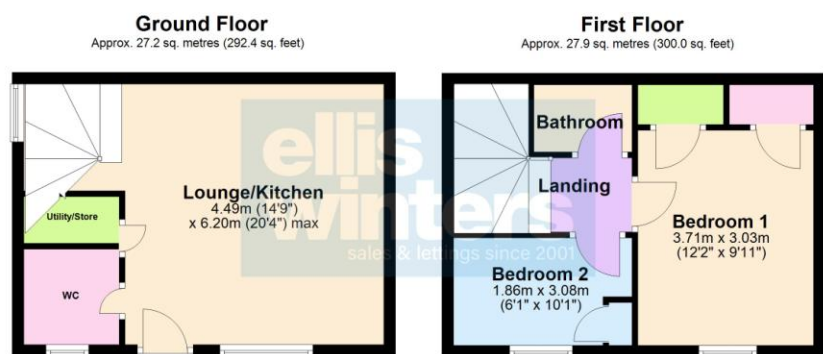
# £187,000

2 Fallow Court, 20 Deerfield Road, March, PE15 9AH



To arrange a viewing call us now on 01354 701000

This fabulous Q Type home is located close to town and boasts a modern open plan living space. The downstairs includes a lovely lounge which is open plan to kitchen with integral appliances, utility cupboard and ground floor WC. To the first floor there are two bedrooms and bathroom. Outside there is a parking space, electric car charger and enclosed garden.



Total area: approx. 55.0 sq. metres (592.3 sq. feet)

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Agents notes: the seller advises that the property benefits from 8 years warranty from 2025.

Freehold  
Council tax band A

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

### Lounge/Kitchen

6.20m (20'4") max x 4.49m (14'9")

Open plan living space with window to front, kitchen area with wall and base units with integral oven, hob and hood, slimline dishwasher, one and half bowl sink unit with mixer tap, radiator, stairs to first floor and landing with window to side, radiator.

### WC

Fitted with WC and wash hand basin window to front, radiator, gas fired combination boiler.

### Utility/Store

Plumbing for washing machine.

## First Floor & Landing

### Bedroom 1

3.71m (12'2") x 3.03m (9'11")

Window to front, two wardrobes, radiator, access to loft.

### Bedroom 2

3.08m (10'1") x 1.86m (6'1")

Window to front, wardrobe, radiator.

### Bathroom

Fitted with a three piece suite comprising P shape bath with shower over, wash hand basin and WC, radiator.

## Outside

To the front there is parking space number two with electric car charger, bin store and water butt. A path leads to the fully enclosed garden which is laid to patio and lawn with garden shed.



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