

£210,000

38 Elm Road, March, PE15 8PA



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Located close to the train station however tucked away in a quiet spot this generous home boasts plenty of space both inside and out! Features include lounge opening to dining room, kitchen with oven and hob, study/playroom, utility and WC whilst upstairs there are three double bedrooms and four piece bathroom. Outside there is a generous west facing garden. EPC D



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Ground Floor



Lounge

4.11m (13'6") x 3.56m (11'8")

Window to front and side, radiator, brick built fireplace, open plan to:

Dining Room

4.19m (13'9") max x 3.56m (11'8")

Storage cupboard, window to front, radiator, stairs to first floor and landing.



Kitchen

4.19m (13'9") x 2.42m (7'11")

Fitted with wall and base units with oven and hob, sink unit, window and door to rear, radiator.

Study

4.11m (13'6") x 2.42m (7'11")

Window to rear, radiator.

Rear Lobby

Door to garden.



Utility Room

Base units, sink, space for washing machine.

WC

Fitted with WC, window to rear.

First Floor & Landing

Cupboard housing gas fired boiler.



Bedroom 1

4.24m (13'11") x 3.57m (11'9")

Window to front, radiator.

Bedroom 2

3.34m (11') x 2.46m (8'1")

Window to rear, radiator.

Bedroom 3

2.73m (9') x 2.71m (8'11") min

Window to front, radiator, access to loft.

Bathroom

Fitted with a four piece suite comprising bath, separate shower, wash hand basin and WC, window to rear, heated towel rail.

Outside

The generous garden is laid to mainly to lawn with mature shrubs with the far end left to nature.

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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