

£210,000

38 Elm Road, March, PE15 8PA



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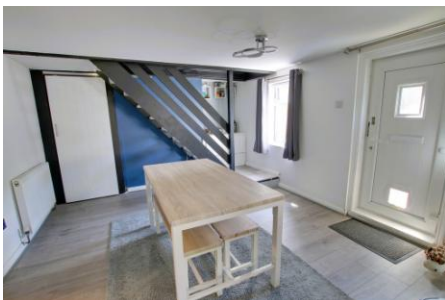


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Ground Floor



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

Buyer ID Checks

To meet legal requirements, we must verify the identity of all buyers. Our partner, Simplify, will handle this process and will contact you directly once your offer is accepted, subject to contract, to collect the necessary details and payment. The cost is £40 + VAT (£48) per transaction, payable upon offer acceptance. A memorandum of sale can only be issued once these checks are complete. Our team will guide you through the process when you make an offer on a property.

Disclaimer

All property details, photographs, floorplans, and other marketing materials produced by Ellis Winters are for general guidance only and do not form part of any contract. While we strive for accuracy, measurements, descriptions, and other information are provided in good faith but should be independently verified. We recommend that prospective buyers conduct their own due diligence before making any decisions.

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