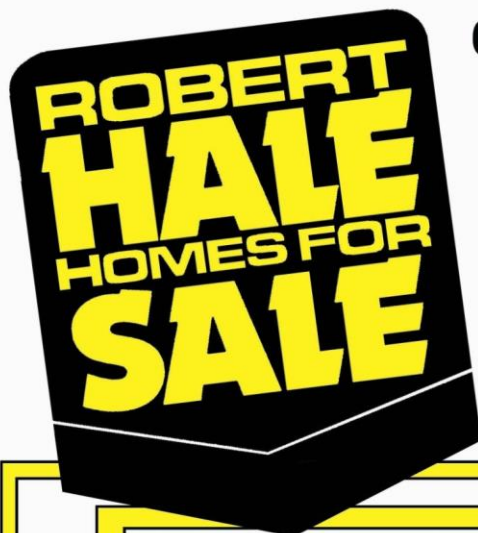




6, Wheel Centre, Broad St.,
March, Cambs. PE15 8TX
MARCH

01354 652785

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7 DAYS

WISBECH 465222

MARCH 652785

NAEA NETWORK

OVER 1000 OFFICES



**25 ACACIA GROVE
MARCH
PE15 8HY**

THE PROPERTY

MODERN TWO DOUBLE BEDROOMED DETACHED HOUSE SITUATED IN A HIGHLY SOUGHT AFTER RESIDENTIAL ROAD CLOSE TO SCHOOLS AND THE TOWN CENTRE * 26FT OPEN PLAN FITTED KITCHEN/DINER/ LOUNGE * GROUND FLOOR CLOAK ROOM/W.C. * LONG ENCLOSED GARDENS TO REAR * MULTI-VEHICLE OFF ROAD PARKING * GAS FIRED CENTRAL HEATING * DOUBLE GLAZING * IDEAL FIRST TIME BUY OR INVESTMENT AS A BUY TO LET * NO UPWARD CHAIN! * DON'T DELAY VIEW TODAY!

PRICE

O.I.E.O. £190,000

FREEHOLD

EPC BAND C

COUNCIL TAX

BAND C

FENLAND DISTRICT COUNCIL

REF. NO. M4879

SELLING? FREE, FREE, VALUATIONS!



For your own peace of mind, always have an independent survey,
and always test all systems and appliances!
Items displayed in photographs may not necessarily be included.



REF. NO. M4879	25 ACACIA GROVE, MARCH
HOW TO GET THERE	From the Fountain near our March office proceed along Dartford Road and turn immediately right into Darthill Road. Proceed to the junction and turn left into Robingoodfellows Lane and then follow the road and take the third left into Acacia Grove.
THE ACCOMMODATION	(Dimensions given are approximate only).
ENTRANCE LOBBY:	
OPEN PLAN FITTED KITCHEN/LOUNGE/DINING ROOM:	26' 7" (max) x 13' 8" (max) With laminate floor, preparation surfaces with drawers & cupboards under, inset stainless steel single drainer sink unit with mixer tap & cupboard under, built in electric oven, built in electric hob, electric hob hood, range of wall cupboards, breakfast bar, double glazed french doors to rear garden, stairway off.
GROUND FLOOR CLOAKROOM/W.C./UTILITY:	With tiled floor, part tiled walls, low level W.C., inset circular stainless steel sink unit with mixer tap, worktop with space/plumbing under for washing machine, wall mounted Vokera gas fired combi boiler, extractor fan.
FIRST FLOOR	
LANDING	With access to loft.
BATHROOM/W.C.	With tiled floor, panelled bath with mixer tap & shower attachment over, hand wash basin with mixer tap & cupboard under, low level W.C., part tiled walls, heated towel rail, extractor fan.
BEDROOM NO. 1	13' 7" (max) x 12' (max) 'L' shaped with laminate flooring.
BEDROOM NO. 2	13' 3" (max) x 7' 7" (max) With laminate flooring.
OUTSIDE	OUTSIDE LANTERNS : COLD WATER TAP
GARDENS	To front down to a block paved multi-vehicle off road parking area, shingle pathway to the side of the property leads to a timber gate which opens onto the generous enclosed rear garden which is down to grass with mature trees and a paved patio area.



REF. NO. M4879

25 ACACIA GROVE, MARCH

