



MAXEY GROUNDS

residential.lettings@maxeygrounds.co.uk

01354 607105 or 01945 428825

Residential Lettings

£1,100 pcm



Ref: M4700

**46 Dagless Way, March, Cambridgeshire,
PE15 8QY**

MODERN end terraced house convenient for the RAILWAY STATION and benefiting from gas central heating, double glazing, enclosed rear garden and parking. Accommodation includes entrance lobby, cloakroom, lounge/diner, kitchen/breakfast, 3 bedrooms and bathroom. Deposit and rent payable in advance.





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ENTRANCE LOBBY 5' 4" x 4' 8" (1.63m x 1.42m) From double glazed entry door, double glazed window to front, radiator, textured and coved ceiling, tiled floor.

CLOAKROOM Having low level WC and wash basin with tiled splashback, tiled floor, double glazed window to side, radiator, textured and coved ceiling.

LOUNGE/DINER 18' 11" x 13' 10" max (5.77m x 4.22m) Double glazed window to front, radiator, textured and coved ceiling, dado rail, stairs leading off, understairs cupboard.

KITCHEN/BREAKFAST ROOM 13' 10" x 8' 0" (4.22m x 2.44m) Having vinyl flooring, half tiled walls, radiator, double glazed door with windows either side, wall mounted Viessman gas fired boiler in cupboard, fitted kitchen including single drainer with sink bowl unit, space and plumbing for washing machine, a range of wall, base and drawer units with worktop surfaces, tiled splashbacks, coving to flat ceiling with inset spot lighting, space for cooker with gas and electric cooker points.

FIRST FLOOR Stairs and landing, loft access, textured and coved ceiling, shelved airing cupboard.

BEDROOM 1 13' 10" x 9' 10" (4.22m x 3m) Double glazed window to front, radiator, textured and coved ceiling.

BEDROOM 2 8' 1" x 7' (2.46m x 2.13m) Radiator, double glazed window to rear, textured and coved ceiling.

BEDROOM 3 8' 2" x 6' 7" (2.49m x 2.01m) Double glazed window to rear, textured and coved ceiling, radiator.

BATHROOM 6' 8" x 5' 9" (2.03m x 1.75m) Having tiled walls, double glazed window, textured and coved ceiling, panel bath with hot and cold mixer with shower attachment over, fitted shower screen, low level WC and pedestal wash basin, radiator, extractor fan.

OUTSIDE The property has an open plan front garden laid to gravel with shrubs, pathway to entry door and side. Hand gate leads into the enclosed rear garden which is laid to paved patio area and gravelled garden for easy care. Further hand gate leads to rear car parking.

SERVICES Mains water, electricity, gas and drainage. Radiator central heating via gas fired boiler.

VIEWINGS Please contact us to arrange a viewing. The Health and Safety of those viewing is the responsibility of the individual undertaking the viewing. Neither the Seller nor the Agent accept any responsibility for damage or injury to persons or property as a result of viewing and parties do so entirely at their own risk.

DIRECTIONS From our High Street March Office turn right and follow High Street into Broad Street. At the mini round about take the third turning into Station Road. Follow Station Road past the railway station and onto Elm Road. Dagless Way is the 5th turning on the left and this property can be found on your right hand side.

COUNCIL TAX BAND B

EPC RATING D

PAYMENT OF RENT Payment of rent for this property will be by Standing Order from your bank account. We are not able to accept payments by cash at our offices.

TENANCY DEPOSIT For all accepted tenancies a deposit equivalent to five weeks rent will be required to be paid at the start of the tenancy and will be lodged with either the TDS or DPS unless otherwise stated.

PARTICULARS PREPARED 25th June 2025



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ASK FOR DETAILS OF HOW WE CAN HELP YOU



Agents Note - Maxey Grounds & Co LLP for themselves and all employees and for the Vendors and Lessors of this property for whom they act as Agent give notice that these particulars are a general outline only for guidance, having been prepared in good faith, and do not constitute an offer or contract. Measurements and distances are given as a guide only. We have endeavoured to ensure the information is accurate, but we would urge you to contact the relevant office of Maxey Grounds & Co LLP before travelling any great distance to ensure that your impression of the property is as we intended. The services, appliances and equipment have not been tested and prospective Purchasers/Tenants should satisfy themselves on such matters prior to purchase/lease. No person in the employment of Maxey Grounds & Co LLP has any authority to make or give representation or warranties whatever in relation to the property.