



# MAXEY GROUNDS

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01354 607100

Residential Lettings

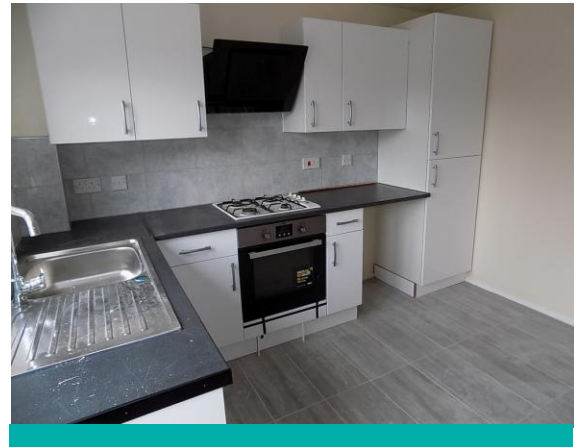
## £850 pcm



Ref: M4447

### **5 Mayors Close, March, Cambridgeshire, PE15 8QZ**

MODERN terraced house situated within walking distance of the RAILWAY STATION. Accommodation includes entrance lobby, lounge/diner, kitchen/breakfast room, 2 bedrooms and bathroom. Benefiting from double glazing and gas central heating the property also has allocated parking to the side. Deposit and rent payable in advance.





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**ENTRANCE LOBBY** From double glazed front entrance door, laminate flooring, radiator, textured ceiling.

**LOUNGE/DINER** 19' 3" x 11' 1" max (5.87m x 3.38m) Radiator, feature fire surround, laminate flooring, double glazed window to front, textured ceiling, dado rail, stairs leading off, under stairs cupboard.

**KITCHEN/BREAKFAST ROOM** 11' x 10' 5" (3.35m x 3.18m) Fitted kitchen including a range of matching wall and base units with worktop surfaces and tiled splashbacks, single drainer stainless steel sink unit with hot and cold mixer tap, fitted electric oven, 4 ring gas hob and extractor over, tiled floor, wall mounted Biasi gas fired boiler, radiator, double glazed door and window to rear, extractor fan, textured ceiling.

**FIRST FLOOR** Stairs and landing, loft access, textured ceiling, shelved storage cupboard.

**BEDROOM 1** 13' 4" x 11' 1" (4.06m x 3.38m) Radiator, double glazed window to front, textured and coved ceiling.

**BEDROOM 2** 10' 7" x 4' 6" (3.23m x 1.37m) Radiator, double glazed window to rear, textured and coved ceiling, laminate flooring.

**BATHROOM** 10' 9" x 4' 7" (3.28m x 1.4m) Having white suite including low level wc, pedestal wash basin and panel bath with shower over, tiled splashbacks, extractor fan, radiator, double glazed window to rear, textured ceiling.

**OUTSIDE** Open plan front garden laid to slate with space for wheelie bins. Allocated parking within the car park to the side of the row. Pedestrian access from car park via hand gate into the enclosed rear garden which is paved for easy care and has a garden shed.

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

**DIRECTIONS** From our High Street March Office turn right and travel through High Street into Broad Street. Turn right out of Broad Street at the traffic lights onto Station Road. Follow Station Road past the railway station and into Elm Road. Then take the 3rd turning left into Dagless Way. Turn 2nd right into Mayors Close where this property can be found on your left hand side.

**COUNCIL TAX BAND A**

**EPC RATING BAND C**

**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** 8th October 2019





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