

Luna Lodge Upwell Road, March PE15 9EB



welcome to

Luna Lodge Upwell Road, March

**NO CHAIN ** Detached Bungalow - Three Bedrooms - Underfloor Heating - En Suite to Bedroom One Kitchen/ Breakfast Area - Electric Gates













Please Note

The property benefits from underfloor heating.

Entrance Door

to

Hall

Storage cupboard housing gas central heating boiler. Intercom phone.

Lounge

28' 4" x 17' 6" (8.64m x 5.33m) Windows to side. French doors to garden. TV point. Telephone point. Open plan to kitchen.

Kitchen / Breakfast Area

17' 8" x 14' 2" (5.38m x 4.32m) Window to front. Induction hob with cooker hood above. Two electric ovens. Integrated washing machine. Integrated microwave. Integrated fridge and freezer. Integrated dishwasher. Integrated bin Integrated Tumble Dryer. Quartz worktop. Double sink with mixer taps. Breakfast bar. Wall units with storage cupboards under. Open plan to lounge.

Bedroom One

14' 1" x 9' 9" (4.29m x 2.97m) Window to rear. TV point.

En Suite

Window to side. Vanity wash hand basin with storage under. Low level wc. Shower cubicle. Extractor fan.

Bedroom Two

11' 9" x 9' 2" (3.58m x 2.79m) Window to front. TV point.

Bedroom Three

10' x 8' (3.05m x 2.44m) Window to rear. TV point.

Bathroom

Window to front. Panelled bath with shower above. Vanity wash hand basin with storage under. Extractor fan.

Outside

The property benefits from electric gates with drive leading to the off road parking and intercom.

Rear gardens have patio area. Further gardens are laid to grass with raised borders. Outside tap. Outside sockets. Artificial grass.

Please Note

Under the Estate Agency Act 1979, we must inform you that the vendor of the property is related to an employee of William H Brown.





welcome to

Luna Lodge Upwell Road, March

- Three Bedroom Detached Bungalow
- En Suite to Bedroom One
- Open Plan Lounge
- Underfloor Heating
- Enclosed Gardens
- Private Drive & Electric Gates
- NO UPWARD CHAIN

Tenure: Freehold EPC Rating: A Council Tax: C

offers in excess of

£300.000



floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

Ana





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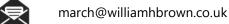
Property Ref: MCH111415 - 0008 1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

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