



**Babble Close, March PE15 9UH**

**welcome to**  
**Babble Close, March**

**\*\* NO UPWARD CHAIN \*\* Three bedrooms \*\* Bathroom and En-Suite \*\* Gas central heating \*\*  
Enclosed Gardens \*\* GARAGE & CARPORT \*\* Double Glazed Windows \*\***



### **Entrance Porch**

With entrance door and side window, tiled floor, coat hooks, radiator, entrance door to:

### **Hall**

Three windows to side, two radiators, part tiled floor, airing cupboard.

### **Lounge/diner**

19' 4" max x 15' 10" max ( 5.89m max x 4.83m max )  
(l-shaped) Window to front, two radiators, fire surround with gas fire, patio doors to conservatory.

### **Kitchen**

9' 7" x 9' 7" ( 2.92m x 2.92m )  
Window to front, Inset single drainer sink, worktop surface with cupboards and drawers under, tiled splashbacks and matching wall cupboards. Fitted oven, hob and extractor, tall cupboard, gas central heating boiler, plumbing for washing machine, tiled floor, radiator.

### **Conservatory**

15' 6" x 12' 3" ( 4.72m x 3.73m )  
Part brick, part upvc double glazed, two radiators, French doors to rear, ceiling fan.

### **Bedroom One**

12' 2" x 9' 5" ( 3.71m x 2.87m )  
Plus additional area for range of fitted wardrobe cupboards, radiator, window to side and French doors to side,

### **En-Suite**

Window to rear, shower cubicle, low level WC, pedestal wash basin, tiled walls and floor, extractor fan, heated towel rail.

### **Bedroom Two**

12' 1" x 8' 4" ( 3.68m x 2.54m )  
Window to side, radiator.

### **Bedroom Three**

6' 10" x 9' 3" extending to 12' 2" ( 2.08m x 2.82m extending to 3.71m )  
Window to side, radiator, loft access.

### **Bathroom**

Panelled bath, pedestal wash basin, low level WC, tiled walls, heated towel rail, extractor fan, mirror and light.

### **Garage**

17' x 9' ( 5.18m x 2.74m )  
Up and over door, power and lighting.

### **Outside**

The property has a block paved drive to the garage with additional patterned concrete area to CARPORT. Side gated access leads to the rear garden which is laid to lawn and patio.



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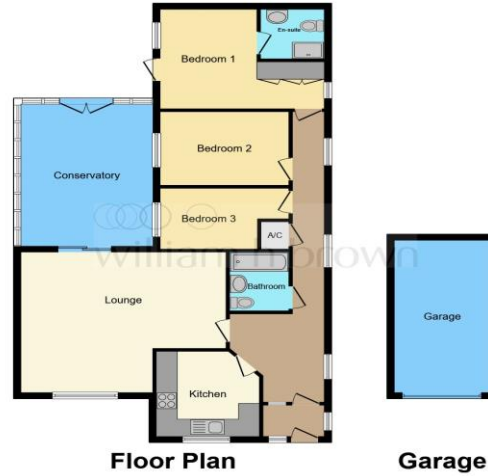


## welcome to Babble Close, March

- No Upward Chain
- Three Bedrooms
- En-Suite
- Enclosed Gardens
- Garage & Carport
- Conservatory

Tenure: Freehold EPC Rating: D

offers in excess of  
**£323,000**



This 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.



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postcode not the actual property

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Property Ref:  
MCH112311 - 0010

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