



Regent Avenue, March PE15 8LR

welcome to
Regent Avenue, March

This four bedroom semi detached house boasts a great deal of accommodation comprising a multitude of reception rooms as well as a 21ft kitchen/ breakfast room making it the perfect family home.



Entrance Door

to

Entrance Hall

Radiator. Stairs leading off. Storage cupboard.
Window to side.

Cloakroom

Low level wc. Window to side. Vanity wash hand basin. Radiator.

Lounge

14' 1" x 12' 3" (4.29m x 3.73m)
Bay window to front. Radiator. TV point. Open feature fireplace with brick surround.

Dining Room

13' 5" x 10' 5" min (4.09m x 3.17m min)
(11ft 5ins max) Radiator. Door to conservatory.

Kitchen

21' 3" x 8' 10" (6.48m x 2.69m)
Door to side. Window to side. Radiator. Door to conservatory. Wall and base units with worktops over and tiled splashbacks. Double chest height oven and electric hob. Single drainer sink with mixer taps. Space for appliances.

Conservatory

9' 5" x 16' 8" (2.87m x 5.08m)
Brick built with PVC windows. Patio door to rear. Laminate flooring. Power and lighting. Polycarbonate roof. Wall mounted heater.

Stairs To First Floor Landing

Radiator. Window to side. Loft access (part boarded).

Bedroom One

13' 5" x 9' 3" to wardrobes (4.09m x 2.82m to wardrobes)
Window to rear. Radiator. Fitted wardrobes.

Bedroom Two

11' 8" x 12' 10" (3.56m x 3.91m)
Window to front. Radiator.

Bedroom Three

9' 5" x 10' 9" (2.87m x 3.28m)
Window to rear. Radiator.

Bedroom Four

7' 10" x 8' 6" (2.39m x 2.59m)
Window to front. Radiator.

Bathroom

Low level wc. Pedestal wash hand basin. Window to side. P shaped bath with shower over and mixer taps. Ladder heated towel rail. Extractor fan. Tiled walls. Linen cupboard housing wall mounted boiler.

Outside

Front garden is block paved with multi vehicle parking.

Rear garden has side access. Slabbed patio area. Laid to grass. Summer house and shed. Outside tap. Outside light. Raised beds. Raised pond area.

Garage

17' 9" x 14' 3" (5.41m x 4.34m)
Up and over door. Power and lighting. Twin gate access via Hereward Street.



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welcome to

Regent Avenue, March

- Four Bedrooms
- Semi Detached Family Home
- Garage & Parking to the Rear
- Off Road Parking to Front
- Kitchen / Breakfast Room
- Lounge plus Separate Dining Room
- Conservatory
- Family Bathroom plus Ground Floor W.C

Tenure: Freehold EPC Rating: D

£340,000



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.



Please note the marker reflects the postcode not the actual property

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Property Ref:
MCH113019 - 0003

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