



Elm Road, MARCH PE15 8PG

welcome to

Elm Road, MARCH

Extended Three Bedroom Detached House - En suite to Master Bedroom - Lounge plus separate Dining Room - Garden Room & Kitchen - Off Road Parking - Enclosed Rear Garden ** Viewing Recommended **



Entrance Door

to

Hall

Stairs leading off. Radiator. Understairs storage cupboard.

Lounge

10' 4" x 9' 9" (3.15m x 2.97m)

Window to front. Radiator. Hardwood flooring. Log burner with mantel and tiled hearth. Spotlights.

Dining Room

12' 2" x 10' 6" (3.71m x 3.20m)

Double doors to kitchen/ garden room. Storage cupboard with wall mounted boiler.

Garden Room

19' 6" x 7' (5.94m x 2.13m)

Hardwood flooring. Two windows to side. Bi-fold doors to rear. Two radiators. Glass roof. Open to

Kitchen

9' 9" x 8' (2.97m x 2.44m)

Range of wall and base units. Two skylights. Hardwood flooring. Single drainer sink with mixer taps. Radiator. Integrated dishwasher. Integrated fridge/freezer. Gas hob. Electric chest height oven and grill. Tiled splashbacks.

Stairs To First Floor Landing

Loft access. Radiator. Window to side.

Bedroom One

11' 11" x 10' 6" (3.63m x 3.20m)

(measured to fitted wardrobes) Window to front. Radiator. Laminate floor. TV point.

En Suite

Single shower cubicle with electric overhead shower. Extractor fan. Wash hand basin with mixer taps and storage under. Low level wc. Laminate floor. Heated towel rail. Window to front.

Bedroom Two

10' 6" x 8' 10" (3.20m x 2.69m)

Window to rear. TV point. Radiator. Laminate floor.

Bedroom Three

7' 3" x 6' 10" (2.21m x 2.08m)

Window to rear. Radiator. Hardwood flooring.

Bathroom (Ground Floor)

Velux skylight. Tiled floor. P shaped bath with mixer taps and overhead shower. Radiator. Shaver point. Extractor fan. Low level wc. Wash hand basin with mixer taps. Tiled walls.

Outside

The front of the property benefits from multi vehicle off road parking. Gated side access to

Rear garden benefit from patio area with pergola. Utility and storage area with plumbing for washing machine. Outside lights. Power sockets. Outside tap. Additional storage area. Most of the garden is laid to grass with shrubs bordering. Workshop to the rear of the garden benefiting from power and lighting, solar panels.

The owner advises the solar panels generate approx £1900 pa.



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welcome to

Elm Road, MARCH

- Detached House
- Three Bedrooms
- En Suite to Master Bedroom
- Lounge plus Separate Dining Room
- Garden Room open to Kitchen

Tenure: Freehold EPC Rating: C

offers in excess of

£285,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
MCH113336 - 0003

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