



3e Upwell Road, March PE15 9DT

welcome to Upwell Road, March

- Mid Terrace Property
- Two DOUBLE Bedrooms
- Ground Floor W.C
- First Floor Bathroom
- Separate Lounge
- Allocated Parking
- NO ONWARD CHAIN

Tenure: Freehold
EPC Rating: C

£180,000

view this property online williamhbrown.co.uk/Property/MCH113398



Property Ref:
MCH113398 - 0002

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.

Entrance Door to

Kitchen

12' 11" x 9' 11" (3.94m x 3.02m)
Vinyl flooring. Range of wall and base units. Tiled splashbacks. Storage heater. Extractor hood. Window and door to front. Space for appliances. Plumbing for washing machine. Single drainer sink.

Hall

Stairs leading off. Under stairs storage cupboard. Electric heater.

W.C

Pedestal wash hand basin. Low level wc.

Lounge

13' 1" x 9' 1" (3.99m x 2.77m)
Dors to rear. TV point. Electric storage heater.

Stairs To First Floor Landing

Airing cupboard housing water tank,

Bedroom One

13' 2" x 9' 11" (4.01m x 3.02m)
Skylight window to rear. Storage heater.

Bedroom Two

9' 11" x 9' 11" (3.02m x 3.02m)
Window to rear. Electric heater.

Bathroom

Low level wc. Pedestal wash hand basin with mixer taps. Panelled bath with shower over.

Outside

To the front there is allocated parking.

Rear garden is laid to patio.

Please Note

Some of the photos used are of a similar property.



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