



Hansart Court, Robingoodfellows Lane, March PE15 8JY

welcome to

Hansart Court, Robingoodfellows Lane, March

Over 55's - Ground Floor Flat - Two Bedrooms - Re-fitted Kitchen & Bathroom - Enclosed Rear Garden

Parking - Close to Town Centre ** NO ONWARD CHAIN **



Entrance Door

to

Hall Lounge

17' 7" x 10' 10" (5.36m x 3.30m)

Window to side. Patio doors to rear. Radiator.
Storage cupboard.

Kitchen

11' 10" x 6' 7" (3.61m x 2.01m)

Window to front. Range of wall cupboards and base units. Single drainer sink with mixer taps. Hot water tap. Heated towel rail. Tiled splashbacks. Vinyl flooring. Washing machine. Free standing fridge/freezer. Eye level oven and microwave above.

Bedroom One

12' 8" x 8' 8" (3.86m x 2.64m)

(measured from wardrobes) 10ft 9ins max. Window to rear. Fitted wardrobes. Radiator.

Bedroom Two

9' 2" x 8' 4" (2.79m x 2.54m)

Window to front. Radiator.

Bathroom

Vinyl flooring. Vanity wash hand basin with mixer taps. Low level wc. Shower cubicle. Extractor fan.

Outside

Rear garden is enclosed with gated access. Decked seated area. Timber shed. Patio seating area. Stone low maintenance areas and beds bordering.



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com



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welcome to
Hansart Court,
Robingoodfellows Lane, March

- Ground Floor Flat
- Two Bedrooms
- Enclosed Rear Garden
- Walking Distance to Town
- Re-fitted Kitchen & Bathroom

Tenure: Leasehold EPC Rating: D

This is a Leasehold property with details as follows; Term of Lease 99 years from 15 Jan 1988. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£125,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
MCH113992 - 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.

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