



Westwood Avenue, March PE15 8AX

welcome to

Westwood Avenue, March

Four Bedroom Detached House - Spacious Living Accommodation - Close Proximity to Town Centre
Enclosed Rear Garden with sheds / workshops - Off Road Parking - Viewing Recommended



Entrance Porch

Tiled floor. To

Entrance Door

to

Hall

Window to side. Storage cupboard. Vertical radiator. Stairs leading off., Understairs storage.

W.C

Window to side. Low level wc. Laminate floor. Wash hand basin.

Kitchen / Breakfast Room

22' 9" x 8' 8" (6.93m x 2.64m)

Three storage cupboards. Laminate flooring. Loft access. Window to side. Window to rear. Range of wall and base units. Two single drainer sinks. Gas hob with cooker hood. Two NEFF chest height electric ovens. Enclosed wall mounted boiler. Plumbing for appliances. Free standing American fridge/ freezer.

Dining Room

20' 1" x 11' 4" (6.12m x 3.45m)

Window to side. Tiled floor. Two vertical radiators. Patio doors to rear. Opening to Kitchen.

Lounge

14' 1" x 13' 4" (4.29m x 4.06m)

Bay window to front. Telephone point. Electric fireplace. Window to side. Two vertical radiators.

Stairs To First Floor Landing

Window to side.

Bedroom One

12' 9" x 11' 4" (3.89m x 3.45m)

Window to rear. Laminate floor. Radiator.

En Suite

Window to rear. Walk in shower cubicle (aqua panelled throughout). Vanity unit with low level wc and wash hand basin. Vinyl flooring.

Bedroom Two

13' 4" max x 8' 6" max (4.06m max x 2.59m max)

Window to front. Radiator.

Bedroom Three

7' 9" x 7' 7" (2.36m x 2.31m)

Window to front. Radiator. Vinyl flooring.

Bedroom Four

14' 5" x 12' 11" (4.39m x 3.94m)

(Loft Room) Dormer window to side. Skylight to rear. Wall mounted sink. Electric radiator.

Bathroom

Window to side. Low level wc. Pedestal wash hand basin. Vinyl flooring. Heated towel rail. Panelled bath with mixer taps and shower over.

Outside

Rear garden is enclosed with gated side access. Outside taps. Outside lights. Patio seating areas. Laid to grass. Greenhouse. Sheds (power and lighting). Raised pond with pergola over. Mature fruit trees.

Timber Workshop (7ft 4ins x 15ft 3ins - power and lighting)



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- Four Bedroom Detached 1930's House
- Solar Panels
- 22ft Kitchen / Breakfast Room
- 20ft Dining Room
- En Suite to Bedroom One
- Enclosed Rear Garden
- Off Road Parking
- Walking Distance to Town Centre

Tenure: Freehold
EPC Rating: C
Council Tax Band: D

guide price

£325,000



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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Property Ref:
MCH114245 - 0005

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