

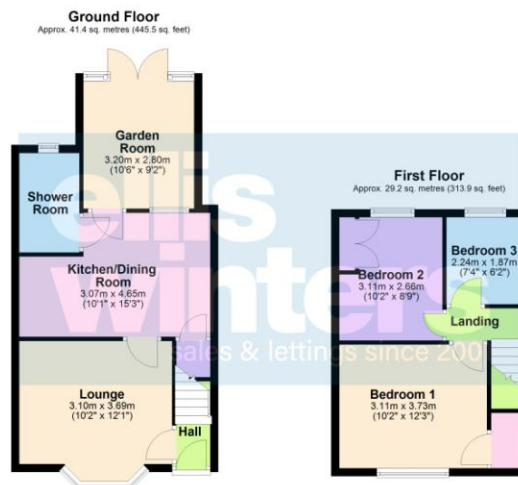
£175,000

39 Robingoodfellows Lane, March, PE15 8JB



To arrange a viewing call us now on 01354 701000

Offered with no chain and located close to town and the train station this house offers a lot of space both inside and out! Lounge with bay window, kitchen/diner, conservatory, refitted shower room and three bedrooms. Outside there is off road parking and a good size, private rear garden. EPC D



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Ground Floor

Hall
Stairs to first floor and landing.

Lounge
3.69m (12'1") x 3.10m (10'2")
Bay window to front, radiator.



Kitchen/Dining Room
4.65m (15'3") x 3.07m (10'1")
Fitted with wall and base units with electric cooker point, understairs cupboard, sink unit with mixer tap, window to rear, radiator.



Garden Room
Brick and glazed construction, plumbing for washing machine, double doors to garden.

Show er Room
Fitted with a three piece suite with oversized shower cubicle, vanity wash hand basin and WC, window to rear, heated towel rail.

First Floor & Landing
Radiator, access to loft which is part boarded.



Bedroom 1
3.73m (12'3") x 3.11m (10'2")
Window to front, radiator, cupboard housing gas fired boiler.

Bedroom 2
3.11m (10'2") x 2.66m (8'9") plus
Window to rear, triple wardrobe, radiator.



Bedroom 3
2.24m (7'4") x 1.87m (6'2")
Window to rear, radiator.

Outside

To the front there is off road parking. The rear garden has a right of way to it via the neighbours gardens however does not go over this garden and is laid mainly to patio and lawn with outside water supply.

Freehold
Council tax band A

Buyer ID Checks

To meet legal requirements, we must verify the identity of all buyers. Our partner, Simplify, will handle this process and will contact you directly once your offer is accepted, subject to contract, to collect the necessary details and payment.

The cost is £40 plus VAT per transaction, payable upon offer acceptance. A memorandum of sale can only be issued once these checks are complete.

Our team will guide you through the process when you make an offer on a property.

Disclaimer

All property details, photographs, floorplans, and other marketing materials produced by Ellis Winters are for general guidance only and do not form part of any contract. While we strive for accuracy, measurements, descriptions, and other information are provided in good faith but should be independently verified. We recommend that prospective buyers conduct their own due diligence before making any decisions.

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