

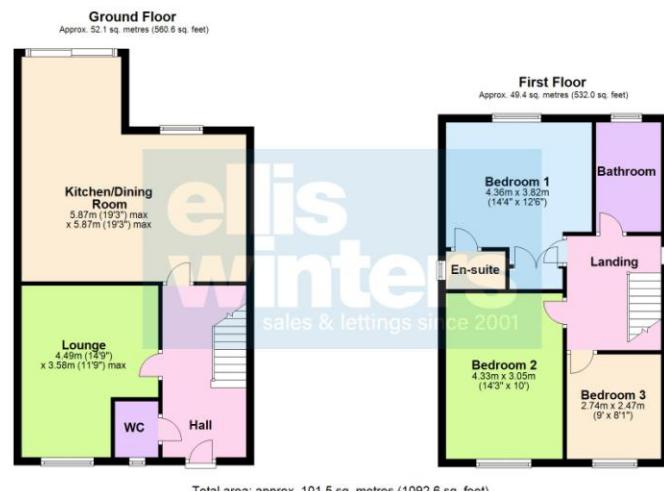
£290,000

157 Gaul Road, March, PE15 9RH



To arrange a viewing call us now on 01354 701000

This fabulous detached home is offered in immaculate condition both inside and out! Features include and lovely kitchen with integral appliances opening to the dining space/family room, separate lounge, ground floor cloakroom, three good size bedrooms with ensuite to master plus family bathroom. Outside there is garage, parking and pretty garden. EPC C



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Ground Floor

Hall

Stairs to first floor and landing, radiator.

WC

Fitted with wash hand basin and WC, window to front, radiator.

Lounge

4.49m (14'9") x 3.58m (11'9") max
Window to front, radiator.

Kitchen/Dining Room

5.87m (19'3") max x 5.87m (19'3") max
Fitted with a range of wall and base units with integral oven, hob, hood, washer/drier and dishwasher, gas fired boiler, sink unit with mixer tap, window to rear, two radiators, patio doors to garden.

First Floor & Landing

Window to side, access to loft.

Bedroom 1

4.36m (14'4") x 3.82m (12'6")
Window to rear, double wardrobe, radiator.

En-suite

Fitted with a three piece suite comprising shower cubicle, wash hand basin and WC, window to side.

Bedroom 2

4.33m (14'3") x 3.05m (10')
Window to front, radiator.

Bedroom 3

2.74m (9') x 2.47m (8'1")
Window to front, radiator.

Bathroom

Fitted with a three piece suite comprising bath, wash hand basin and WC, window to rear, radiator.

Outside

To the front there is garage and parking whilst at the rear the garden is laid to patio and lawns with flower and shrub borders with outside power and water.

There is a management company at the cost of approx. £135 PA for the upkeep of communal areas

Freehold

Council tax band D

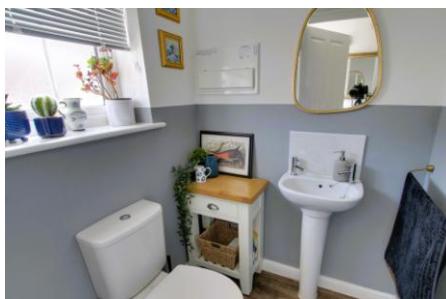
Buyer ID Checks

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 + VAT (£48) 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.

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