

**ROBERT
HALE
HOMES FOR
SALE**

6, Wheel Centre, Broad St.,
March, Cambs. PE15 8TX

MARCH

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7 DAYS

WISBECH 465222

MARCH 652785

NAEA NETWORK

OVER 1000 OFFICES



**14 PRINCESS AVENUE
MARCH
PE15 9SQ**

THE PROPERTY

WELL PRESENTED FOUR BEDROOMED DETACHED HOUSE IN THIS HIGHLY SOUGHT AFTER RESIDENTIAL DEVELOPMENT * SEPARATE DINING ROOM * 17FT LOUNGE * FITTED KITCHEN WITH BUILT IN OVEN & HOB * GROUND FLOOR CLOAKROOM/W.C. * ENCLOSED GARDENS TO REAR * GARAGE PLUS OFF ROAD PARKING * GAS FIRED CENTRAL HEATING * DOUBLE GLAZING * VIEW QUICKLY TO AVOID DISAPPOINTMENT!

PRICE	£300,000	FREEHOLD	EPC BAND TBA
COUNCIL TAX	BAND C	FENLAND DISTRICT COUNCIL	REF. NO.M4934

SELLING? FREE, FREE, VALUATIONS!

For your own peace of mind, always have an independent survey,
and always test all systems and appliances!
Items displayed in photographs may not necessarily be included.



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14 PRINCESS AVENUE, MARCH

THE ACCOMMODATION (Dimensions given are approximate only).

ENTRANCE CANOPY

ENTRANCE HALL With laminate floor, built in storage/cloaks cupboard, stairway off.

LOUNGE 17' (max) x 11'6 (max) With laminate floor, feature marble fireplace enclosing a living flame electric fire, feature square archway to:-

DINING ROOM 9' 9" (max) x 9' 4" (max) With double glazed French doors to rear garden, laminate floor.

FITTED KITCHEN 11' 8" (max) x 8' 6" (max) With laminate floor, preparation surfaces with drawers & cupboards under, built in electric oven, built in gas hob, electric hob hood, wall mounted gas fired Glow Worm central heating boiler, inset single drainer 1 ½ bowl sink unit with mixer tap & cupboards under, space/plumbing for washing machine, space/plumbing for dishwasher, space for American fridge/freezer, range of wall cupboards.

GROUND FLOOR CLOAKROOM/W.C.

With low level W.C., hand wash basin with tiled splash back, extractor fan.

FIRST FLOOR

LANDING With built in airing cupboard housing hot water cylinder with immersion heater.

BATHROOM/W.C./SHOWER ROOM

With low level W.C., pedestal wash basin, part tiled walls, panelled bath with shower attachment & folding screen.

BEDROOM NO. 1 13' 8"(max) x 9' 2" (max) 'L' shaped with built in double wardrobes.

BEDROOM NO. 2 10' 9" (max) x 9' 11" (max).

BEDROOM NO. 3 10' 6" (max) x 8' 11" (max) 'L' shaped.

BEDROOM NO.4 10' (max) x 7' 4" (max) With access to loft.

OUTSIDE

OUTSIDE LIGHTS : COLD WATER TAP

GARAGE 17' 6" (max) x 8' 10" (max) With up & over door, joist storage, power & lighting, personal door.

GARDENS To front down to a tarmac off road parking space and a paved path at the front entrance door. Enclosed gardens to rear part laid to lawn with a paved patio area, borders ad various shrubs.

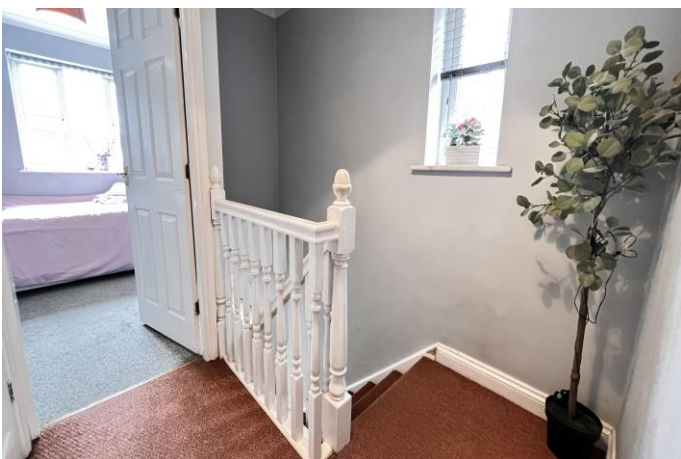
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