

# £190,000

41 North Street, March, PE15 8LS



To arrange a viewing call us now on 01354 701000

Located close to the town and train station this beautifully presented home is larger than it looks and boasts lounge with bay window, separate dining room, fabulous kitchen with oven and hob plus double doors opening onto the rear garden, two bedrooms and first floor bathroom. Outside there is a pretty garden with brick built workshop. EPC E



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Ground Floor

Outside

A passage way at one side of the house leads to the private garden which is laid to patio and lawn with brick built barbecue. At the bottom of the garden is a shed plus brick built workshop which is fitted with light and power.

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 (£48 inc VAT), 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.



Hall

Stairs to first floor and landing.

Lounge

4.00m (13'2") x 3.50m (11'6")

Bay window to front, fireplace with living flame gas fire, radiator.

Dining Room

4.00m (13'2") x 3.65m (12')

Window to rear, radiator, understairs cupboard.



Kitchen

5.46m (17'11") x 2.34m (7'8")

Fitted with wall and base units with integral double oven, hob and hood, sink unit with mixer tap, space for washing machine and tumble drier, two windows to side, vertical radiator, double doors to rear garden, door to side.

First Floor & Landing

Window to side, radiator.



Bedroom 1

4.00m (13'2") x 3.50m (11'6")

Window to front, radiator, fitted wardrobes to one wall.

Bedroom 2

4.02m (13'2") x 2.55m (8'4")

Window to rear, cupboard housing gas fired boiler, radiator, double cupboard, access to loft with some boarding.



Bathroom

Fitted with a three piece suite comprising bath with shower over, wash hand basin and WC, window to rear, heated towel rail.

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