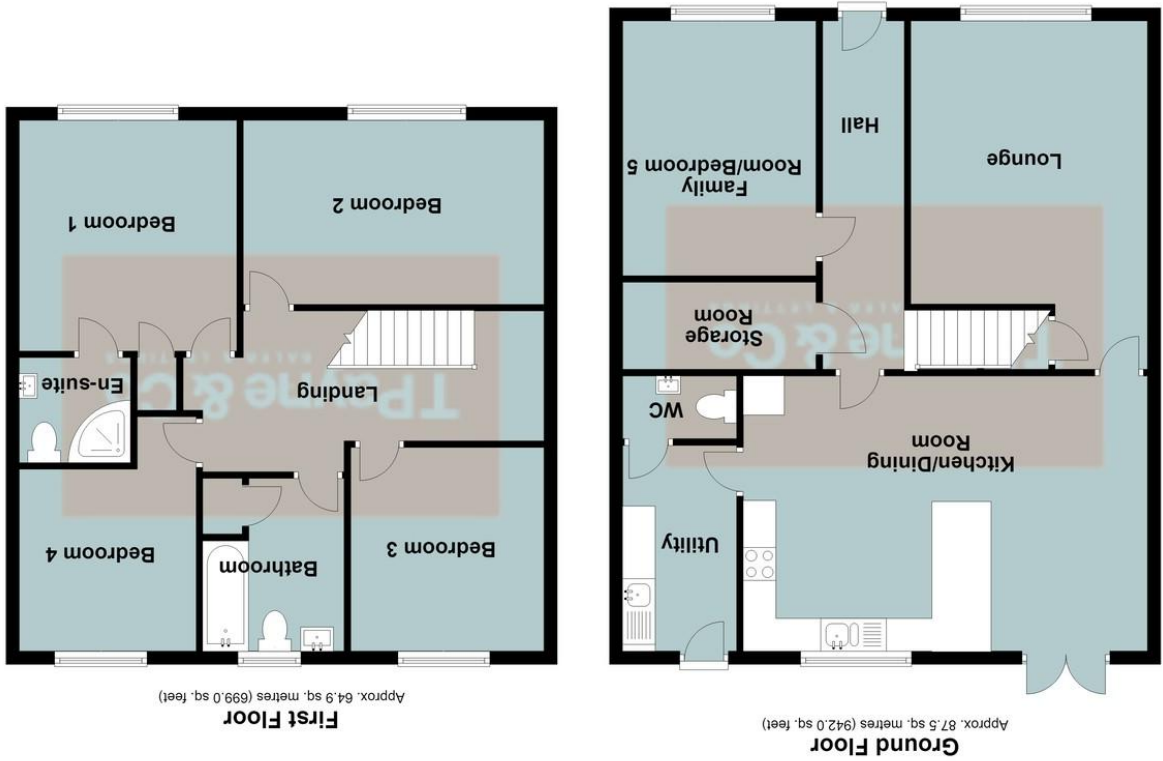


Total area: approx. 152.5 sq. metres (1641.1 sq. feet)



Ground floor

First floor

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Dock Road, Chatteris, Cambs, PE16 6QL

Well Presented - Modern Detached House - 4/5 Double Bedrooms - Kitchen/Dining Room - Lounge & Family Room (Bedroom 5) - Family Bathroom, En Suite To Master & Ground Floor WC - Utility Room - Driveway Parking For Several Vehicles - Enclosed Low Maintenance Garden To Rear - Call To View (01354) 696700

£350,000



Ground Floor

Hall
Double glazed entrance door, laminate flooring, under floor heating, stairs to first floor landing and doors to:

Kitchen/Dining Room

6.17m (20'3") x 4.19m (13'9")
Double glazed window to rear, fitted with a matching range of base and eye level units, concealed under-unit lighting, worktops extending into a breakfast bar, 1+1/4 bowl sink with drainer and mixer tap, tiled splashbacks, integrated

fridge/freezer and dishwasher, built-in double oven, built-in hob with extractor hood over, laminate flooring, under floor heating, coving to ceiling, spotlights, double glazed double door to garden, door to utility and door to:

Lounge

5.30m (17'5") x 3.61m (11'10")
Double glazed window to front, built in under stairs storage cupboard and under floor heating.

Family Room/Bedroom 5

2.85m x 3.71m
Double glazed window to front, laminate flooring and underfloor heating.

Utility

3.13m (10'3") x 1.74m (5'9")
Double glazed door to garden, fitted with a matching range of units, worktop, stainless steel sink with mixer tap, tiled splashbacks, space and plumbing for washing machine, space for tumble dryer, laminate flooring, under floor heating, spotlights and door to:

WC

Wash hand basin with storage under and tiled splashback, close coupled WC and laminate flooring.

First Floor

Landing
Stairs to ground floor, radiator, coving to ceiling and doors to:

Bedroom 1

3.51m (11'6") x 3.32m (10'11")
Double glazed window to front, built-in wardrobe, radiator and door to:

En-suite

Three piece suite comprising corner shower enclosure, wash hand basin with storage under, close coupled WC, part tiled walls, heated towel rail, tiled flooring and spotlights.

Bedroom 2

4.62m (15'2") x 2.83m (9'3")
Double glazed window to front and radiator.

Bedroom 3

3.10m (10'2") x 2.95m (9'8")
Double glazed window to rear and radiator.

Bedroom 4

2.77m (9'1") x 2.70m (8'10")
Double glazed window to rear and radiator.



Bathroom

Double glazed window to rear, three piece suite comprising panelled bath with separate shower over and glass screen, wash hand basin with storage under, close coupled WC, part tiled walls, built-in airing cupboard, heated towel rail, tiled flooring and spotlights.

Outside

There is a block paved driveway to the front of the property which allows parking for several vehicles. A side gate gives access to the enclosed rear garden, which is low

maintenance and a mixture of paved and decked areas.

EPC RATING - TBC



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