



Mayfly Close, Chatteris, Cambs, PE16 6PF

Well Presented Mid Terraced House - 2 Bedrooms - Open Plan Kitchen, Lounge & Diner - Bathroom - Enclosed Rear Garden - Allocated Parking - Call To View (01354) 696700

£180,000



Ground Floor

Porch
Double glazed entrance door, vinyl flooring and door to:

Lounge/Diner
4.00m (12'10") x 7.32m (24'0") max
Double glazed box window to front, under-stairs storage cupboard, two radiators, stairs to first floor, open plan with kitchen area and double glazed double doors to endosed rear garden.

Kitchen Area
3.02m (9'11") x 2.06m (6'9")
Fitted with a matching range of base and eye level units with worktop space over, matching breakfast bar, 1+1/2 bowl stainless steel sink with tiled splashbacks, plumbing for washing machine, space for fridge/freezer and tumble dryer, built-in electric fan assisted oven, built-in four ring electric hob with extractor hood over and double glazed window to rear.

First Floor

Landing
Airing cupboard, Boiler cupboard and doors to:

Bedroom 1
4.00m (13'1") x 3.20m (10'6") max
Double glazed window to front, built-in wardrobes with sliding doors and radiator.

Bedroom 2
3.04m (10') x 2.02m (6'8")
Double glazed window to rear and radiator.

Bathroom
Fitted with three piece suite comprising, panelled bath with separate shower over, hand shower attachment and glass screen, wash hand basin with storage under and low-level WC, part tiled walls, extractor fan, double glazed window to rear, radiator and tiled flooring.

Outside

The property has two allocated parking spaces. The endosed rear garden is mostly laid to artificial lawn with patio areas and timber shed.

EPC Rating: TBC



Call to arrange a viewing **01354 696700** **T Payne & Co**
SALES & LETTINGS

Agents Notes: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.