

Total area: approx. 142.8 sq. metres (1537.1 sq. feet)
 Plans are for representational purposes only.
 Plans produced using Planity.



Ground floor

First floor

TPayne & Co
 SALES & LETTINGS

Chatters Office
 6 High Street, Chatteris PE16 6BE
 Wisbech Office
 The Boatouse, Harbour Square, Wisbech PE13 3BH
 01354 696700 info@tpayneandco.co.uk
 www.tpayneandco.co.uk

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01354 696700 info@tpayneandco.co.uk



Gipson Close, Chatteris, , PE16 6PQ

Close To Town Location - Detached House - 4 Bedrooms - Kitchen - Lounge & Dining Room - Ensuite To Master, Bathroom & Ground Floor WC - Large Outdoor Living Space - Enclosed Rear Garden - Garage & Driveway & EV Charging Point - Call To View (01354) 696700

£355,000



Ground Floor

Entrance Hall
Built in under stairs storage cupboard, radiator and stairs to first floor.

Lounge
4.78m (15'6") x 3.89m (12'7")
Window to rear, open fireplace with surround, radiator, wooden flooring and double doors leading to the garden.

Dining Room

3.27m (10'7") x 3.04m (9'9")
Two double glazed windows to rear and radiator.

Kitchen

3.72m (12'2") max x 2.78m (9'1")
Fitted with a matching base and eye level units with worktop space over, stainless steel sink with tiled splashbacks, integrated fridge and dishwasher, plumbing for washing machine, built-in electric double oven, built-in five ring gas hob, built-in microwave, window to front and vinyl flooring.

WC

Fitted with two piece suite comprising, wash hand basin and WC, tiled splashbacks and double glazed window to front.

First Floor

Landing
Double glazed window to side and built in storage cupboard.

Bedroom 1

3.40m (11'1") x 3.29m (10'7")Max
Double glazed window to rear, built in wardrobes with double doors and radiator.

En-suite

Fitted with three piece suite comprising wash hand basin, shower cubicle and WC, tiled surround, double glazed window to front and heated towel rail.

Bedroom 2

2.45m (8') x 3.03m (9'9")
Double glazed window to front, built in storage cupboard and radiator.

Bedroom 3

2.72m (8'9") x 2.44m (8")
Double glazed window to rear, built in storage cupboard and radiator.



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Bedroom 4
2.44m (8') x 1.92m (6'2")
Double glazed window to rear, built in storage cupboard and radiator.

Bathroom
Fitted with three piece suite comprising corner bath, wash hand basin and WC, tiled surround, double glazed window to front and heated towel rail.

Outside Living Space
5.61m (18'5") x 3.84m (12'7")
Window to front, window to side, laminate flooring, connected with power and lighting, there is also an open plan archway leading to a large storage area. This space can be used as a office, games room, family room/snug.

Garage
Up and over door and connected with power and lighting.

Outside
The property offers a block paved driveway to the front allowing parking for multiple vehicles and providing access to the garage.

A side gate allows access to a well-maintained rear garden, comprises decked and lawn areas, planted shrub borders.

There is also an EV charging point fitted.

EPC Rating: D



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