



Southampton Place, Chatteris, Cambs, PE16 6LR

Cul-De-Sac Location - Semi Detached House - 4 Bedrooms - Kitchen - Lounge & Dining Room - Family Bathroom, Ensuite To Master & Ground Floor WC - Enclosed Rear Garden - Driveway Parking - No Upward Chain! - Call To View (01354) 696700

£300,000



Ground Floor

Hall
Double glazed entrance door., radiator and tiled flooring.

Lounge/Diner
7.00m (23') x 2.46m (8'1")
Double glazed window to front, understairs storage cupboard, two radiators, part tiled flooring, stairs to first floor, double glazed double doors to garden, door to dining room.

Kitchen
5.06m (16'7") x 3.13m (10'3")
Fitted with a matching range of base and eye level units with worktop space over with tiled splashback, 1+1/2 bowl stainless steel sink, plumbing for washing machine and dishwasher, space for fridge/freezer, dishwasher and washing machine, range style gas cooker with extractor hood over, two double glazed windows to rear, tiled flooring, double glazed door to garden and double doors to:

Dining Room
4.81m (15'9") x 2.39m (7'10")
Double glazed window to front, radiator, double doors to kitchen.

WC
Double glazed window to front, pedestal wash hand basin with tiled splashback and low-level WC.

First Floor
Landing
Stairs from first floor, airing cupboard and doors to:

Master Bedroom
5.02m (16'6") x 4.04m (13'3")
Double glazed window to front, built-in wardrobes with full-length mirrored sliding doors, two radiators and door to:

En-suite
With wash hand basin, shower enclosure and low-level WC and double glazed window to side.

Bedroom 2
3.57m (11'9") x 2.33m (7'8")
Double glazed window to front and radiator.

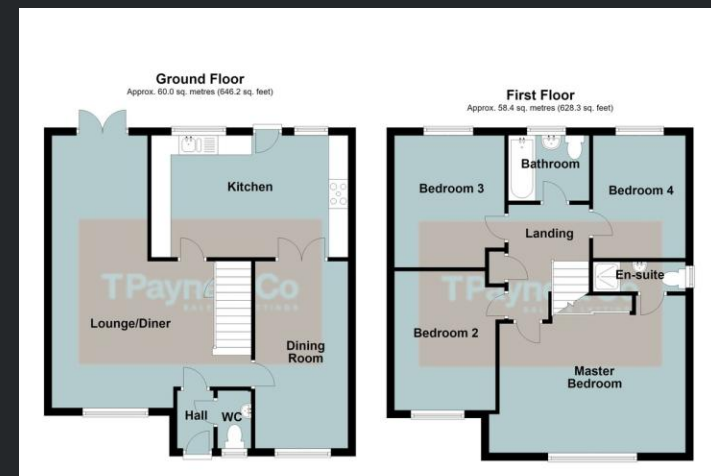
Bedroom 3
3.39m (11'1") max x 2.83m (9'3")
Double glazed window to rear and radiator.

Bedroom 4
3.15m (10'4") x 2.38m (7'10")
Double glazed window to rear and radiator.

Bathroom
Fitted with a three piece suite comprising panelled bath with shower over and folding glass screen, pedestal wash hand basin and low-level WC, tiled splashbacks, double glazed window to rear and heated towel rail.

Outside
There is a block weave driveway to the front for off road parking and a small lawn. A side gate gives access to the enclosed rear garden which is mainly laid to lawn with patio area and timber shed.

EPC Rating: C



Call to arrange a viewing **01354 696700**

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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.