





Cathedral View, Manea PE15 0GN

william h brown

welcome to

Cathedral View, Manea

Are you looking for a detached four bedroom family home which is set in approximately 0.25 of an acre, there is a double garage, three reception rooms and an impressive kitchen/breakfast room? If so, please phone 01354 654545 to book your viewing.













Entrance Door

Hall
Window to front. Stairs to first floor. Tiled floor. Understairs storage cupboard.

Living Room
Glazed double doors to rear. Adams style fireplace. Folding doors to

Study / Snug
Window to front.

Dining Room
Window to rear. Double doors to entrance hall.

Kitchen / Breakfast Room
Fitted with a range of Wickes wall and base units. Pull out larder cupboard. Integral dishwasher. Built in double oven, four ring induction ceramic hob and extractor over. Oak work surfaces. Ceramic 1 1/2 bowl single drainer sink unit. Window to rear. Glazed door to rear. Tiled floor.

Utility
Floor mounted boiler. Plumbing for washing machine. Stainless steel single drainer sink unit. Built in airing cupboard.

W.C.
Suite comprising low level w.c. Vanity wash hand basin. Frosted window to front. Tiled floor.

Stairs To First Floor Landing
Window to front. Smoke alarm.

Bedroom One
Window to rear. Door to

En Suite
Panel bath with shower over. Frosted window to front. Pedestal wash hand basin. Low level w.c. Heated towel rail.

Bedroom Two
Double room. Window to Rear.

Bedroom Three
Double room. Window to front.

Bedroom Four
Window to rear. Loft access. Fitted wardrobes.

Bathroom
Suite comprising panel bath with shower over. Pedestal wash hand basin. Low level w.c. Heated towel rail. Window to front.

Outside
The property is approached by a block paved driveway providing parking which in turn gives access to the double garage.

Side gated access to rear garden.

Rear garden has fabulous field views to rear. The garden is mainly laid to lawn.

Garage
17' 5" x 17' 5" (5.31m x 5.31m)
Electric double roller door. Access to loft space. Personal door to side. Power and light.

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Cathedral View, Manea

- Detached House
- Four Bedrooms
- En Suite to Master Bedroom
- Double Garage
- 0.25 of an Acre (sts)

Tenure: Freehold
EPC Rating: D
Council Tax Band: E

offers in excess of

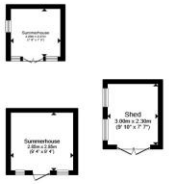
£475,000



Ground Floor



First Floor



Outbuilding

Total floor area 165.8 m² (1,785 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/MCH114954

The Property Ombudsman

Property Ref:
MCH114954 - 0002

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