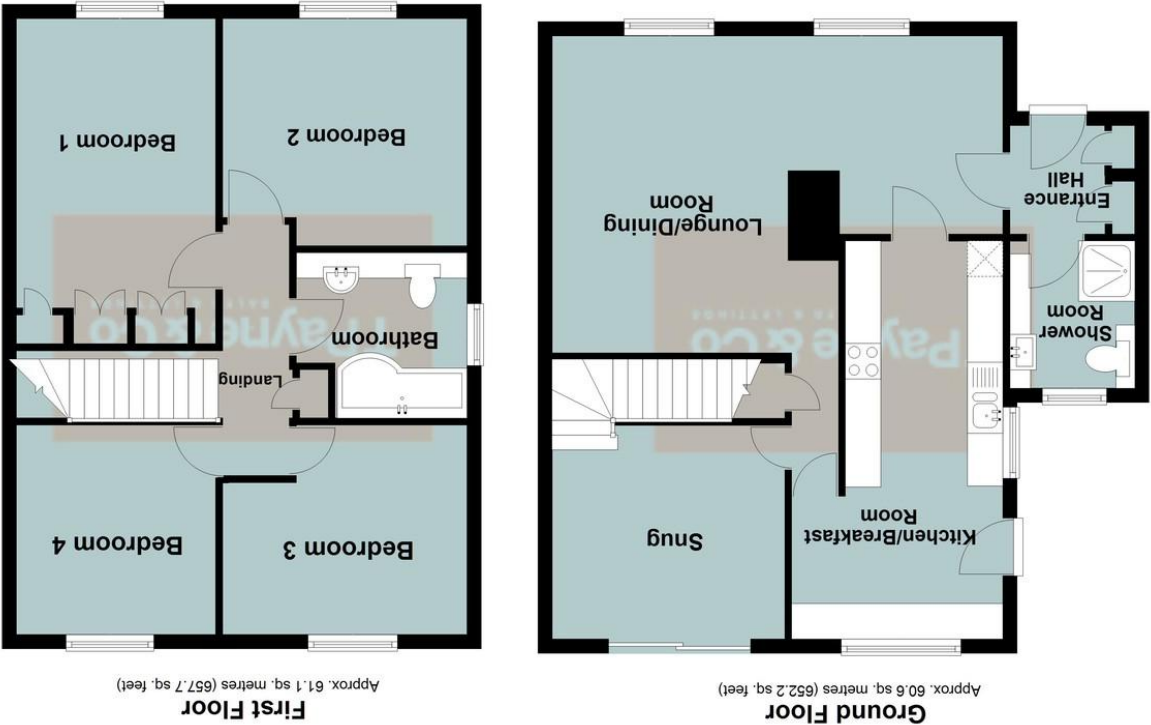


Total area: approx. 121.7 sq. metres (1309.8 sq. feet)



Ground floor

First floor

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Chatters Office
6 High Street, Chatteris PE16 6BE

Wisbech Office

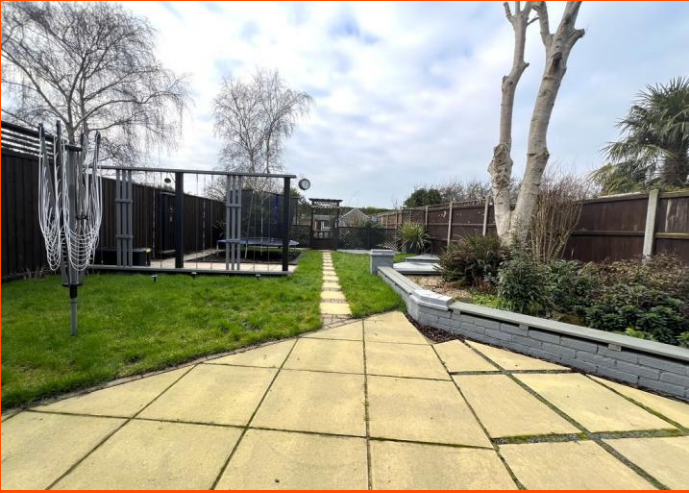
The Boatouse, Harbour Square, Wisbech PE13 3BH

01354 696700 info@tpayneandco.co.uk

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March Road, Wisbech, Cambs, PE13 4DB

Beautifully Presented Detached House - 4 Double Bedrooms - Kitchen/Breakfast Room - 2 Reception Rooms - Ground Floor Shower Room & First Floor Bathroom - Rear Garden With Open Fields Behind - Garage & Driveway Parking - Viewing Recommended - Call To View (01354) 696700

£350,000



Ground Floor

Entrance Hall
Double glazed entrance door, storage cupboard, boiler cupboard, laminate flooring, door to Shower Room and door to:

Lounge/Dining Room
2.79m (9'2") x 2.00m (6'7")
Two double glazed windows to front, understairs storage cupboard, two single radiators, laminate flooring, electric fire and door to:

Kitchen/Breakfast Room
5.60m (18'4") x 2.00m (6'7")
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, tumble dryer and electric cooker, double glazed window to rear, double glazed window to side, single radiator and tiled flooring.

Snug
3.27m (10'9") x 2.96m (9'9")
Single radiator, laminate flooring, stairs to first floor and double glazed sliding doors to garden.

Shower Room
Fitted with three piece suite comprising shower enclosure, wash hand basin in vanity unit with storage, tiled splashbacks and WC with hidden cistern, heated towel rail, double glazed window

to rear and tiled flooring.
First Floor

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

Bedroom 1
5.40m (17'9") x 2.83m (9'3")
Double glazed window to front, fitted with a range of built-in wardrobes and single radiator.

Bedroom 2
3.97m (13') max x 3.43m (11'3")
Double glazed window to front and single radiator.

Bedroom 3
3.35m (11') x 3.12m (10'3") max
Double glazed window to rear and single radiator.

Bedroom 4
2.98m (9'9") x 2.92m (9'7")
Double glazed window to rear and single radiator.

Bathroom
Fitted with three piece suite comprising P shaped bath with shower over and glass screen, wash hand basin in vanity unit with storage and tiled splashbacks, WC with hidden cistern, heated towel rail, double glazed window to side and tiled flooring.



Outside
The property has driveway parking to the front and side leading to the single garage which has up and over door, light and electric, in addition to a car port.

There is well designed enclosed rear garden with open fields behind and defined sections featuring patio area, decking, lawned areas, planted beds with trees and shrubs, garden room positioned for privacy, timber shed and greenhouse,

with pathways connecting each section.

EPC Rating: D