

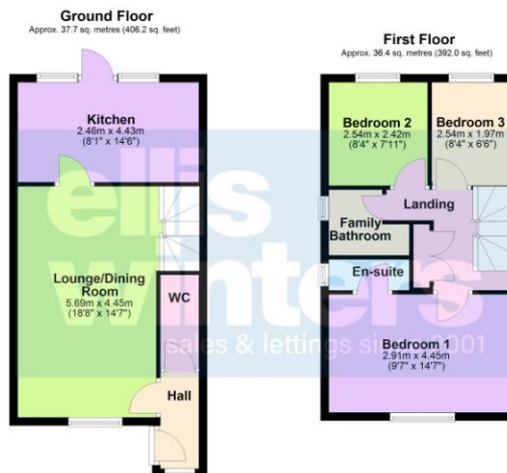
£225,000

11 Swanton Close, March, PE15 8SS



To arrange a viewing call us now on 01354 701000

Located in a popular cul-de-sac this great home is ideal for the growing family and boasts a good size lounge/diner, kitchen with oven and hob, ground floor cloakroom, three bedrooms with ensuite to master plus family bathroom. Outside there is ample parking leading to the garage and a west facing garden. EPC C



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Ground Floor



Hall
Window to front, radiator.

WC
Fitted with WC and wash hand basin, radiator.

Lounge/Dining Room
5.69m (18'8") x 4.45m (14'7")
Window to front and side, two radiators, stairs to first floor and landing.



Kitchen
4.43m (14'6") x 2.46m (8'1")
Fitted with wall and base units with double oven, hob and hood, one and half bowl sink unit with mixer tap, space for washing machine, dishwasher and tumble drier, two windows to rear, door to garden.

First Floor & Landing
Double storage cupboard, access to loft with boarding.



Bedroom 1
4.45m (14'7") x 2.91m (9'7")
Window to front, radiator.

En-suite
Fitted with a three piece suite comprising shower cubicle, vanity wash hand basin and WC, window to side, heated towel rail.



Bedroom 2
2.54m (8'4") x 2.42m (7'11")
Window to rear, radiator.

Bedroom 3
2.54m (8'4") x 1.97m (6'6")
Window to rear, radiator.

Family Bathroom
Fitted with a three piece suite comprising bath with shower over, wash hand basin and WC, window to side, heated towel rail.

Outside
There is off road parking at the front of the property with a driveway at the side of the house providing further parking leading to the garage which is fitted with light and power and houses the gas fire boiler plus personal door to the rear garden. The west facing rear garden is laid to patio and lawn with outside water supply.

Freehold
Council tax band B

Buyer ID Checks
To meet legal requirements, we must verify the identity of all buyers. Our partner, Simplify, will handle this process and will contact you directly once your offer is accepted, subject to contract, to collect the necessary details and payment. The cost is £49 plus VAT per transaction, payable upon offer acceptance. A memorandum of sale can only be issued once these checks are complete.

Our team will guide you through the process when you make an offer on a property.

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