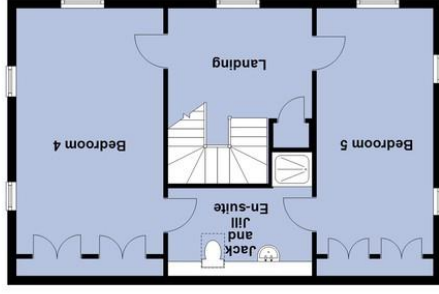


Total area: approx. 207.3 sq. metres (2231.2 sq. feet)



Second Floor



First Floor



Ground Floor

First floor

Ground floor

Chatters Office
6 High Street, Chatteris PE16 6BE
Wisbech Office
The Boatouse, Harbour Square, Wisbech PE13 3BH
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St. Francis Drive, Chatteris, Cambs , PE16 6BS

Sought After Location - Three Storey Detached House - 5 Bedrooms - Kitchen/Diner & Utility - 2 Reception Rooms - Ground Floor WC & Four Piece Bathroom - First Floor En Suite & Second Floor Jack & Jill En Suite - Enclosed Rear Garden - Gated Driveway & Double Garage - Must Be Viewed (01354) 696700

£475,000



Ground Floor

Entrance Hall

Entrance door and double-glazed window to front, fitted carpet, radiator, stairs to first floor and door to:

Kitchen/Diner

6.12m (20") x 4.28m (14") Max Fitted with a matching range of base and eye level units with worktop space over, 1+1/2 bowl stainless steel sink with tiled splashbacks, gas hob and oven with extractor hood over, integrated fridge, freezer and dishwasher, built-in microwave and hot plate, two radiators, tiled flooring, double glazed window to side and rear and double glazed double doors to the garden patio.

Utility

1.96m (6'4") x 1.94m (6'3") Base unit, stainless steel sink with tiled splashbacks, plumbing for washing machine, space for tumble dryer, radiator, tiled flooring and double-glazed door to rear.

Lounge

6.20m (20'3") x 3.44m (11'2") Double glazed window to front, fireplace, fitted carpet, two radiators and double-glazed double doors to garden patio.

Dining Room

3.48m (11'4") x 2.74m (12'2") Double glazed window to front, fitted carpet and radiator.

WC

Fitted with two-piece suite comprising, pedestal wash hand basin and low-level WC, part tiled walls, radiator and double-glazed window to front.

First Floor

Landing

Double glazed window to front, fitted carpet, radiator, stairs to second floor and door to:

Bedroom 1

4.13m (13'5") x 3.45m (11'3") Double glazed window to front, fitted carpet, radiator and opening to:

Dressing Area

Double glazed window to rear, fitted wardrobe(s), radiator and door to:

En-suite

Fitted with four-piece suite comprising a bath, shower cubicle, pedestal wash hand basin and low-level WC, heated towel rail, vinyl flooring and double-glazed window to rear.

Bedroom 2

4.28m (14") x 3.15m (10'3")max Double glazed window to side, fitted wardrobe, fitted carpet and radiator.

Bedroom 3

2.89m (9'4") x 2.74m (8'9") Double glazed window to front, fitted carpet and radiator.

Bathroom

Fitted with four-piece suite comprising a bath, shower cubicle, pedestal wash hand basin and low-level WC, radiator and double-glazed window to side.

Second Floor

Landing

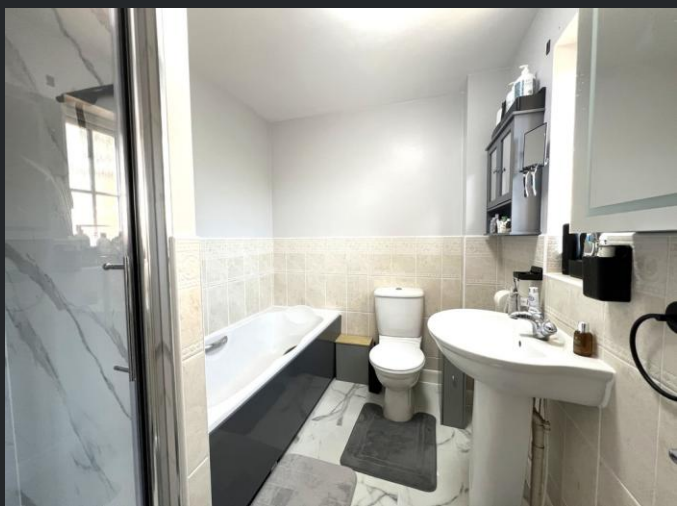
Double glazed window to front, fitted carpet, storage cupboard, radiator and door to:

Bedroom 4

6.24m (20'4") x 3.45m (11'3") Double glazed window to front, two double glazed windows to side, fitted wardrobe(s), two radiators and door to Jack and Jill En Suite.



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Bedroom 5

6.24m (20'4") x 2.78m (9'1") Double glazed window to front, two double glazed windows to side, fitted wardrobes, two radiators and door to Jack and Jill En Suite.

Jack and Jill En-suite

Fitted three-piece suite comprising low level WC, pedestal wash hand basin, shower cubicle, part tiled walls, radiator and skylight.

Outside

The property has a driveway to the side, with double gates leading to further parking and the double garage. There is an enclosed rear garden which is mostly laid to lawn with two patio areas and a garden room with power and lighting currently being used as an office space.

EPC Rating: C



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