



Merivale Way, ELY CB7 4NF

welcome to
Merivale Way, ELY

A mid-terrace townhouse located within a popular residential development in Ely offering three bedrooms, the addition of a conservatory and offered to the market with no onward chain - early viewing highly recommended.

Entrance Hall

With radiator, storage cupboard, stairs leading to first floor and doors to:

Cloakroom/W.C.

Fitted with a suite comprising low level w.c, pedestal wash hand basin, radiator and double glazed window to front.

Kitchen

12' 10" x 6' 3" (3.91m x 1.91m)

With a modern range of base units and drawers with work surfaces over to two sides, matching wall units, inset one and a half bowl stainless steel sink with mixer tap, built in under oven with gas hob and chimney style extractor over, integrated dishwasher, spaces for washing machine and fridge/freezer, radiator and double glazed window to front aspect.

Living Room

16' 5" x 13' 4" (5.00m x 4.06m)

With radiator, storage cupboard and double glazed windows and double doors opening to:

Conservatory

12' 6" x 9' 9" (3.81m x 2.97m)

Of UPVC construction with double glazed windows to three sides and double doors opening to rear garden.





First Floor Landing

With radiator and doors opening to:

Bedroom Two

13' 4" x 11' 7" (4.06m x 3.53m)

With radiator, fitted wardrobes and double glazed window to rear aspect.

Bedroom Three

13' 4" x 11' (4.06m x 3.35m)

With radiator, fitted wardrobes and double glazed window to front aspect.

Shower Room

Fitted with a modern suite comprising walk in shower enclosure, wash hand basin, low level w.c, radiator, fully tiled and extractor.

Second Floor Landing

With door to:

Bedroom One

13' 4" x 12' 11" (4.06m x 3.94m)

With radiator, storage cupboard, window to front aspect and opening to:

Dressing Area

9' 10" x 6' 4" (3.00m x 1.93m)

With radiator, fitted wardrobes, sky light and door to:

En-Suite Shower Room

Fitted with a suite comprising shower enclosure, low level w.c, pedestal wash hand basin with mixer tap over, radiator, storage cupboard and sky light.

Outside

To the front of the property is small garden laid to slate and a pathway leading to the front door. The rear garden has an initial paved patio area and opens to a mainly lawned garden fully enclosed by fencing. Gated access to the rear of the garden leads to the garage and parking area.



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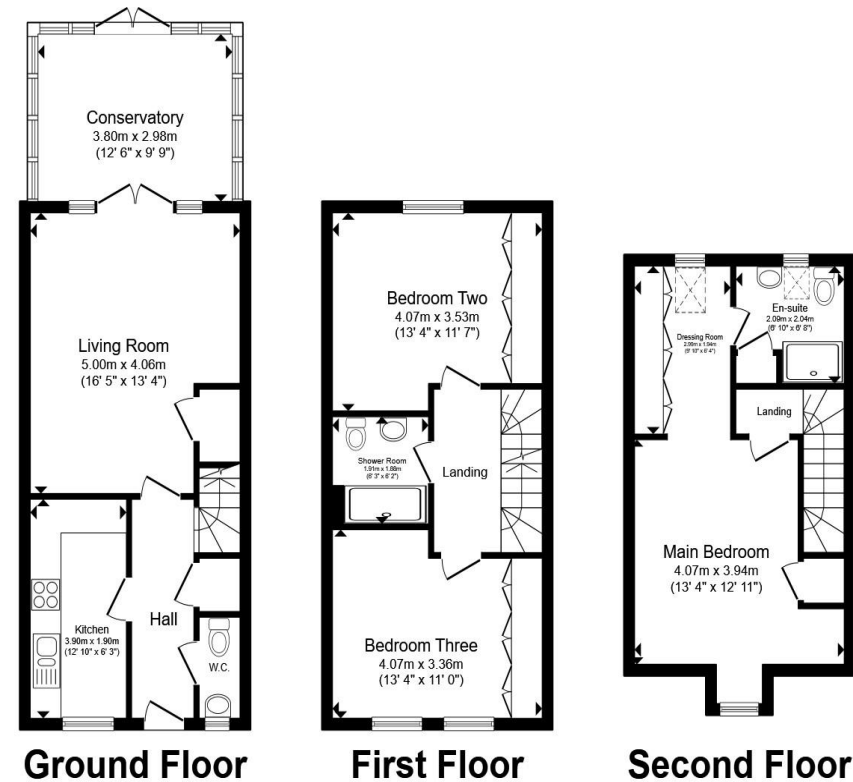
welcome to

Merivale Way, ELY

- No Onward Chain
- Modern Terraced Townhouse
- Three Bedrooms
- Addition of a Conservatory
- Garage & Allocated Parking

Tenure: Freehold
EPC Rating: Awaited
Council Tax Band: C

£350,000



Total floor area 115.6 m² (1,244 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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Property Ref:
ELY110127 - 0002

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