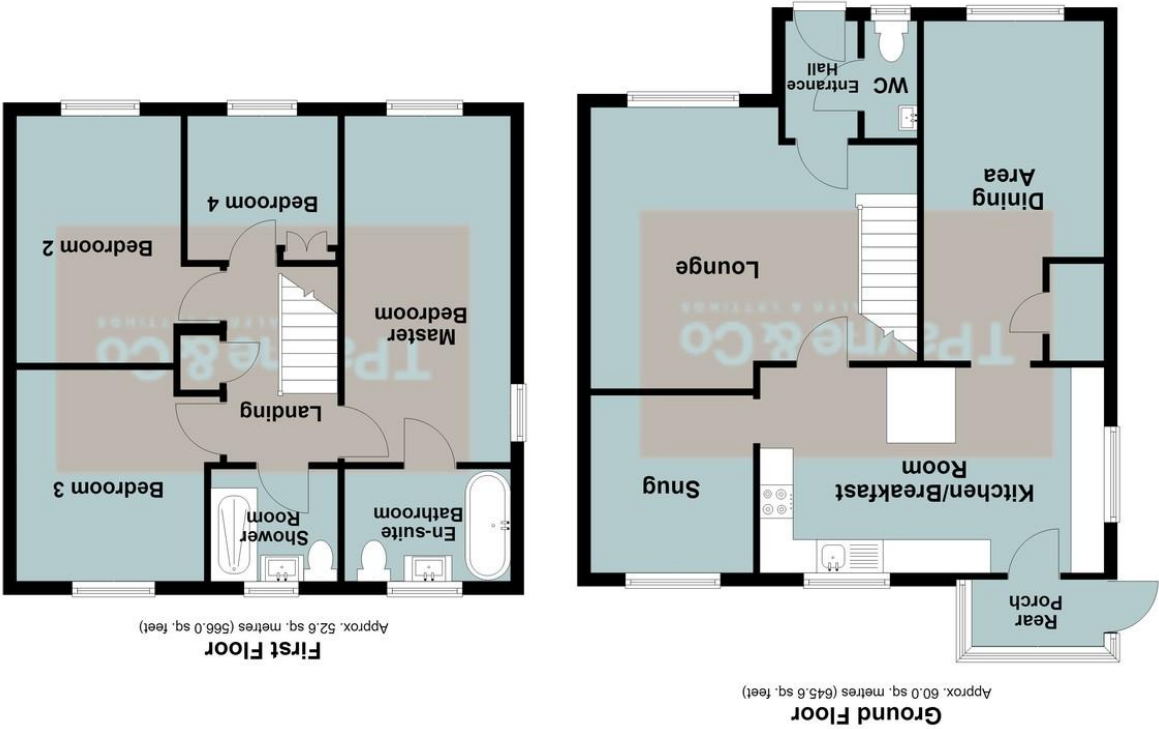


Total area: approx. 112.6 sq. metres (1211.6 sq. feet)



Ground floor

First floor

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Wisbech Office
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Swallow Way, March, Cambs, PE15 9HR

Immaculately Presented - Semi-Detached House - 4 Bedrooms - Kitchen/Breakfast Room - Lounge & Snug - Family Shower Room, En-Suite Bathroom & Ground Floor WC - Enclosed Rear Garden - Driveway Parking - Viewing Recommended - EPC Rating: TBC Call To View -(01354) 696700

£310,000



Ground Floor

Entrance Hall
Radiator, laminate flooring, double glazed entrance door, door to:

WC
Double glazed window to front, fitted with two piece suite comprising, wash hand basin with storage under and part tiled walls and low-level WC, heated towel rail, tiled flooring.

Lounge
4.92m (16'2") x 3.82m (12'6")

Double glazed window to front, two radiators, stairs to first floor and laminate flooring.

Snug
2.67m (8'9") x 2.45m (8')
Double glazed window to rear, radiator and laminate flooring.

Kitchen/Breakfast Room
5.19m (17') x 2.94m (9'8")
Fitted with a matching range of base and eye level units with worktop space over, matching breakfast bar,



composite sink with splashback, integrated fridge/freezer, dishwasher and washing machine, built-in oven, built-in four ring gas hob with extractor hood over, double glazed window to rear, double glazed window to side, radiator and laminate flooring.

Dining Area
4.89m (16'1") x 2.46m (8'1") max
Double glazed window to front, built-in storage cupboard, radiator and laminate flooring.

Rear Porch
Double glazed windows to side and rear, laminate flooring and door to rear garden.

First Floor

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

Master Bedroom
5.21m (17'1") x 2.50m (8'3")
Double glazed window to front, double glazed



window to side, radiator, laminate flooring and door to:

En-suite Bathroom
Fitted with three piece suite comprising, freestanding bath with hand shower attachment, wash hand basin with storage under part tiled walls and low-level WC, extractor fan, double glazed window to rear, heated towel rail and tiled flooring.

Bedroom 2
3.71m (12'2") x 2.64m max
Double glazed window to front, radiator and laminate flooring.

Bedroom 3
3.24m (10'8") x 3.02m (10'1") max
Double glazed window to rear, radiator and laminate flooring.



Bedroom 4
2.27m (7'5") x 2.17m (7'1")
Double glazed window to front, overstairs storage cupboard, radiator and laminate flooring.

Shower Room
Fitted with three piece suite comprising, large walk-in shower enclosure with glass screen, wash hand basin with storage under, WC with hidden cistern, fully tiled walls, double glazed window

to rear, heated towel rail and tiled flooring.

Outside
The property has gravel driveway parking to the front with a side gate which gives access to the enclosed rear garden which is mostly laid to lawn, with patio and gravel area with pergola.

EPC Rating: TBC



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