

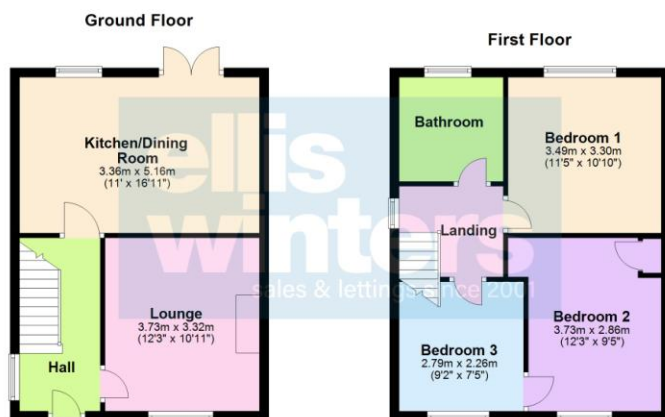
# £190,000

26 Heathcote Close, March, PE15 9BD



**To arrange a viewing call us now on 01354 701000**

Located on the outskirts of town this home has much potential with good size accommodation. Features include lounge, kitchen/diner overlooking the garden, three bedrooms and first floor bathroom. Outside there is off road parking and garage plus rear garden. EPC C



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## Ground Floor

### Hall

Window to side, stairs to first floor, radiator.

### Lounge

3.73m (12'3") x 3.32m (10'11")

Window to front, radiator.

### Kitchen/Dining Room

5.16m (16'11") x 3.36m (11')

Wall and base units, electric cooker point, sink unit with mixer, gas fired boiler, plumbing for washing machine, window to rear, radiator, double doors to rear garden.



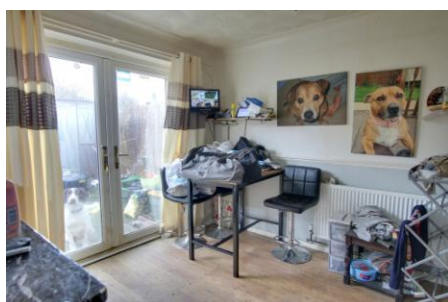
## First Floor & Landing

Window to side, access to loft with ladder and part boarded.

### Bedroom 1

3.49m (11'5") x 3.30m (10'10")

Window to rear, radiator.



### Bedroom 2

3.73m (12'3") x 2.86m (9'5")

Window to front, airing cupboard, radiator.

### Bedroom 3

2.79m (9'2") x 2.26m (7'5")

Window to front, radiator.



## Bathroom

Fitted with bath, wash hand basin and WC, window to rear, heated towel rail.

## Outside

The rear garden is laid to decking, artificial grass and garden shed. A gated access leads to the garage and off road parking.

## 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 £66.67 plus VAT per transaction (£80 inc VAT), 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.

## Disclaimer

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