

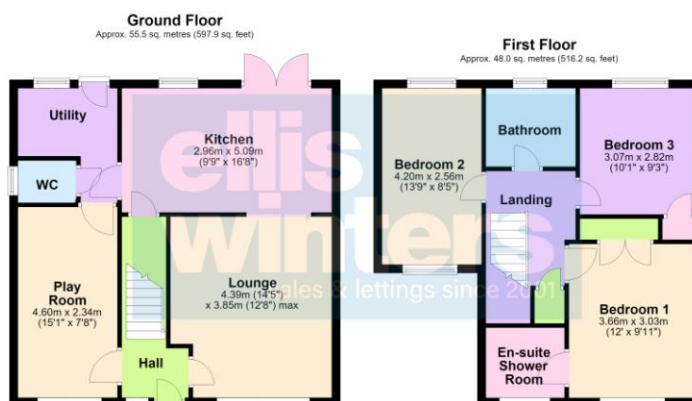
£325,000

12 Ireton Way, March, PE15 9DN



To arrange a viewing call us now on 01354 701000

Located in a popular family area this beautiful home has it all! Accommodation comprises playroom/office, good size lounge, refitted kitchen/diner with integral appliances and quartz worktops, utility and WC, three double bedrooms with fully tiled ensuite and family bathroom. Outside there is ample parking and a south east facing rear garden. EPC C



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Ground Floor

Hall
Stairs to first floor and landing.

Lounge
4.39m (14'5") x 3.85m (12'8") max
Window to front, radiator.

Kitchen
5.09m (16'8") x 2.96m (9'9")
Fitted with a range of wall and base units with breakfast bar and quartz worktops, integral double oven, hob, hood, microwave, fridge/freezer, dishwasher, sink unit with mixer tap, window to rear, two radiators, double doors to rear garden.

Utility
Wall and base units, gas fired boiler, space for washing machine and tumble drier, window to rear, radiator, door to garden.

WC
Fitted with a two piece suite comprising wash hand basin and WC, heated towel rail, window to side.

Play Room
4.60m (15'1") x 2.34m (7'8")
Window to front, radiator.

First Floor & Landing
Airing cupboard, access to loft with some boarding.

Bedroom 1
3.66m (12') x 3.03m (9'11")
Window to front, radiator, double wardrobe.

En-suite Shower Room
Fully tiled and fitted with a three piece suite comprising shower, wash hand basin and WC, window to front, heated towel rail.

Bedroom 2
4.20m (13'9") x 2.56m (8'5")
Window to front and rear, radiator.

Bedroom 3
3.07m (10'1") x 2.82m (9'3")
Window to rear, radiator, wardrobe.

Bathroom

Fully tiled and fitted with a three piece suite comprising bath with shower over, wash hand basin and WC, window to rear, heated towel rail.

Outside

A driveway provides ample off road parking. The enclosed rear garden is laid to patio and lawn, garden shed, outside water and electric.

Freehold
Council tax band C

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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