

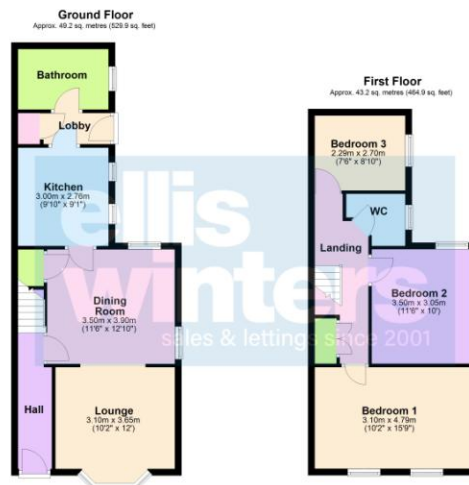
£220,000

29 Regent Avenue, March, PE15 8LR



To arrange a viewing call us now on 01354 701000

Situated on a popular tree lined road situated close to the town and train station this generous home can be sold either with tenant in situ or with vacant possession. Accommodation comprises lounge with bay window, dining room, kitchen, ground floor bathroom, three first floor bedrooms and first floor cloakroom. Outside there is potential for off road parking (STP) and a generous garden. EPC D



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Bedroom 3
2.70m (8'10") x 2.29m (7'6")
Window to side, radiator.

WC
Fitted with wash hand basin and WC, window to side, radiator.

Outside
The enclosed rear garden is laid to patio and lawn with outside water supply.

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 £40 plus VAT per transaction (£48 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
All property details, photographs, floorplans, and other marketing materials produced by Ellis Winters are for general guidance only and do not form part of any contract. While we strive for accuracy, measurements, descriptions, and other information are provided in good faith but should be independently verified. We recommend that prospective buyers conduct their own due diligence before making any decisions.



Ground Floor

Hall
Stairs to first floor and landing.

Lounge
3.65m (12') x 3.10m (10'2")
Bay window to front, radiator, open plan to:

Dining Room
3.90m (12'10") x 3.50m (11'6")
Window to side and rear, radiator, under stairs cupboard.

Kitchen 3.00m (9'10") x 2.76m (9'1")
Fitted with wall and base units with one and half bowl sink unit, electric cooker point, space for washing machine, two windows to side, radiator.

Lobby
Door to garden, storage cupboard.



Bathroom
Fitted with a three piece suite comprising bath with shower over, wash hand basin and WC, window to side, radiator.

First Floor & Landing 5
Double cupboard housing gas fired boiler.

Bedroom 1
4.79m (15'9") x 3.10m (10'2")
Two windows to front, radiator.

Bedroom 2
3.50m (11'6") x 3.05m (10')
Window to rear and side, radiator.



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