

# £1,050 pcm

West Park Street, Chatteris, Cambs PE16 6AL



To arrange a viewing call us now on 01354 694900

Deposit £1,211

Out of the ordinary and full of original features, this three bedroom semi detached Georgian townhouse is available for rent mid June and offers an incredible amount of internal space set over three floors. With internal shutters to windows, original doors and fabulous wood panelling, this property has so much on offer. Seeing is believing so call us now to book your viewing.



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### GROUND FLOOR

#### ENTRANCE DOOR

Stairs rising to first floor.

WC Fitted with a low level WC and hand wash basin.

#### LIVING ROOM

5.13m (16'10") x 4.56m (15') Two windows to front with original internal shutters, feature fireplace, wood panelling.

#### KITCHEN

3.83m (12'7") x 2.85m (9'4") Fitted with a matching range of wall and base units with ceramic sink, range style cooker, breakfast bar, space for fridge/freezer, door out to side porch. Window to side.

#### PANTRY

2.34m (7'8") x 1.05m (3'5") Walk in cupboard with lovely old wooden shelving

SIDE PORCH Window to side, door out for pedestrian access to front.

### FIRST FLOOR

LANDING Two large storage cupboards, stairs rising to second floor.

#### BEDROOM 1

4.56m (15') x 4.56m (15') Two windows to front, built in alcove cupboards, wood panelling.

#### BEDROOM 2

5.00m (16'5") x 3.03m (9'11")

Window to side, sloping ceiling.

BATHROOM Fitted with a roll top claw foot bath, high level WC and pedestal hand wash basin. Window to front and feature arched windows either side of door

### SECOND FLOOR

#### OFFICE AREA

2.60m (8'6") x 2.34m (7'8") Landing area with window to front.

#### BEDROOM 3

5.11m (16'9") x 4.66m (15'3") Two windows to front, feature fireplace, ornate wooden ceiling.

SERVICES Mains gas, electricity, water and drainage.

AGENTS NOTE Please note there is no outside space with this property.

DIRECTIONS Proceed round into Park Street and then into East Park Street. The property is on the right hand side just past Eden Crescent.

#### VIEWINGS

By arrangement with elliswinters&co  
Energy rating - TBA  
Council Tax band - B

Tenant Reference and Credit Checks  
As part of our standard pre-tenancy process, we carry out credit and reference checks on all prospective tenants. These checks are essential to ensure suitability for the tenancy and are conducted in accordance with relevant data protection laws (GDPR). The cost of these checks is fully covered by Ellis Winters, and no charge is passed on to the applicant.

#### 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 tenants conduct their own due diligence before making any decisions.



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