



**Excelsior House, St. Johns Chase, Station Road, March, Cambs, PE15 8UE**

First Floor Flat - Presented In Good Order Throughout - 2 Double Bedrooms - Lounge, Kitchen & Bathroom -  
Allocated Parking Space To The Rear - Available Now - Deposit £801.92 - Council Tax Band A - Call To View  
(01354 696700)

**£695 pcm**



## First Floor

### Hallway

Entrance door and doors to:

### Lounge

4.00m (13'1") x 3.53m (11'7")  
Double glazed window to front,  
wall mounted electric heater,  
coving to ceiling and doorway to:

### Kitchen

3.05m (10') x 2.03m (6'8")  
Double glazed window to front,  
fitted with a matching range of  
base and eye level units,  
worktop, stainless steel sink with  
tiled splashbacks, space and  
plumbing for washing machine,  
space for fridge/freezer, built-in  
oven, built-in hob and wall  
mounted electric heater with  
timer.

### Bedroom 1

3.17m (10'5") x 3.15m (10'4")  
Double glazed window to rear.

### Bedroom 2

3.15m (10'4") x 3.05m (10')  
Double glazed window to rear and  
built-in airing cupboard.

### Bathroom

Double glazed window to side,  
panelled bath with mixer tap,  
pedestal wash hand basin and  
close coupled WC, part tiled walls  
and wall mounted electric heater.

### Outside

There is an allocated parking  
space to the rear.

EPC RATING – E

Council Tax - A



Call to arrange a viewing **01354 696700** **T Payne & Co**

SALES & LETTINGS

Agents Notes: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.