

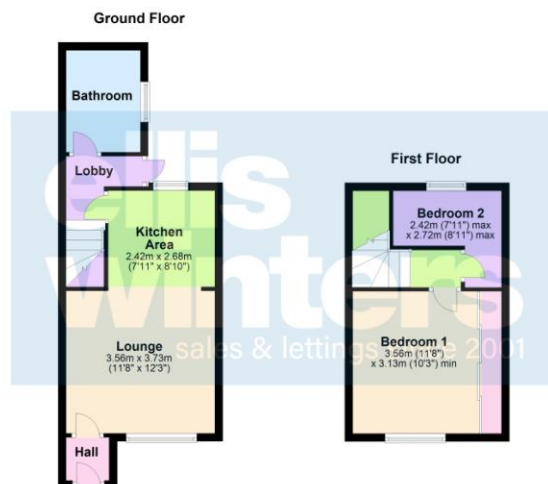
£180,000

71 Dartford Road, March, PE15 8BQ



To arrange a viewing call us now on 01354 701000

Located close to town this lovely cottage is offered with no chain and boasts an open plan lounge to kitchen which has integral appliances, fabulous bathroom with slipper bath, two bedrooms with fitted wardrobes to master. Outside there is a good size garden and off road parking. EPC D



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Ground Floor

Hall
Door to lounge, cupboard, tiled flooring.



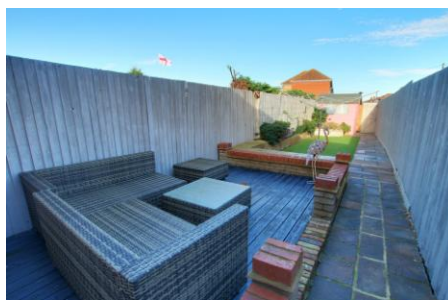
Lounge Area
3.73m (12'3") x 3.56m (11'8")
Window to front, radiator, laminate flooring, open plan to:

Kitchen Area
2.68m (8'10") x 2.42m (7'11")
Fitted with wall and base units, integral oven, induction hob, hood, fridge/freezer, dishwasher, washer/drier, wine fridge, sink unit with mixer tap, further storage area with draws, window to rear, laminate flooring



Lobby
Stairs to first floor and door to rear garden.

Bathroom
Fully tiled with porcelain tiles and re-fitted with a three piece suite comprising roll top slipper bath with telephone style mixer taps and rain shower over, vanity wash hand basin with marble top and WC, window to side, heated towel rail.



First Floor

Bedroom 1
3.56m (11'8") x 3.13m (10'3") min to wardrobe fronts
Window to front, radiator, access to loft space, fitted wardrobes to one wall with a variety of hanging rails and shelving, picture rail.



Bedroom 2
L shape room 2.72m (8'11") max x 2.42m (7'11") max
Window to rear, radiator, cupboard housing gas fired combination boiler.

Outside

To the front of the property there is a small garden area with retaining wall and gate. The rear garden is laid to patio and decking with low maintenance artificial grass, electric points and water supply, garden shed. A gated rear access leads to the parking area and vehicular right of way which is accessed at the end of the block.

Freehold
Council tax band A

It should be noted that the photos were taken before the property was tenanted

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.

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