



**Peas Hill Road, March, Cambs, PE15 8HE**

End Terraced House - 3 Bedrooms - Kitchen/Diner - Lounge - Family Bathroom & Ground Floor WC - Enclosed Rear Garden - Allocated Parking - Viewings Advised - Call To View (01354) 696700

**£205,000**



#### Ground Floor

Entrance Hall  
Laminated flooring and stairs leading to the first floor.

Lounge  
4.16m (13'6") x 3.18m (10'4") max  
Double glazed window to front, single radiator and laminate flooring.

Kitchen/Diner  
4.23m (13'8") x 2.86m (9'3") max  
Fitted with a matching range of base and eye level units with worktop space over, stainless steel sink with tiled splashbacks, integrated fridge/freezer, plumbing for washing machine, integrated dishwasher, built-in electric oven, built-in gas hob, double glazed window to rear, single radiator, tiled flooring, double door, door to:

WC  
Fitted with two-piece suite comprising, wash hand basin and low-level WC, single radiator and tiled flooring.

#### First Floor

Landing  
Fitted Carpet.

Bedroom 1  
3.45m (11'3") x 3.02m (9'9")  
Double glazed window to rear, single radiator and fitted carpet.

Bedroom 2  
3.87m (12'6") x 2.90m (9'5")  
Double glazed window to front, single radiator and fitted carpet.

Bedroom 3  
3.25m (10'6") x 2.78m (9'1")  
Double glazed window to front, single radiator and fitted carpet.

Bathroom  
Fitted with three-piece suite comprising panelled bath, wash hand basin and low-level WC, tiled surround, radiator and tiled flooring.

#### Outside

To the front of the property is a small front garden which is mainly laid to lawn with a paved path leading to the front door. A side gate allows access to an enclosed rear garden which comprises of lawn and patio area, a gate to the rear allows access to the allocated parking area.

There is also a timber built shed with power.

EPC-TBC



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.



Call to arrange a viewing 01354 696700 **TPayne & Co**  
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