

£255,000

52 Cawood Close, March, PE15 8UP



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Offered in lovely condition this detached bungalow has been upgraded by the current owner and boasts lounge opening to a generous conservatory, kitchen with oven and hob, two double bedrooms and shower room. Outside there are two parking areas with garage and lovely gardens to front and rear. EPC D



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Porch
Window to side.



Hall
Airing cupboard, access to loft with ladder, lighting and boarding.

Kitchen
3.79m (12'5") max x 2.76m (9'1")
Wall and base units with integral oven, hob and hood, space for washing machine and dishwasher, gas fired boiler, sink unit with mixer tap, window to front, radiator, door to garden.



Lounge
4.95m (16'3") x 3.27m (10'9")
Two radiators, patio doors to:

Conservatory
4.34m (14'3") x 3.96m (13')
Brick and glazed construction, two radiators, double doors to garden.



Bedroom 1
3.35m (11') x 3.34m (10'11")
Box bay window to rear, fitted wardrobes to one wall, radiator.

Bedroom 2
2.82m (9'3") x 2.76m (9'1")
Window to front, radiator.

Show er Room
Fully tiled and fitted with a three piece suite comprising oversized shower cubicle, wash hand basin and WC, window to front, heated towel rail.



Outside

A double driveway provides off road parking with one leading to the Garage 4.99m (16'4") x 2.38m (7'10") with electric roller shutter door and is fitted with light and power. There is a small enclosed front garden which is laid to low maintenance slate with established shrubs and outside water supply. The lovely rear garden is laid to patio and lawn with mature borders, summerhouse, shed and outside power 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 £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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ellis winters 52 High Street, March, Cambridgeshire, PE15 9JR

Tel: 01354 701000 Email: info@elliswinters.co.uk www.elliswinters.co.uk

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