£240,000

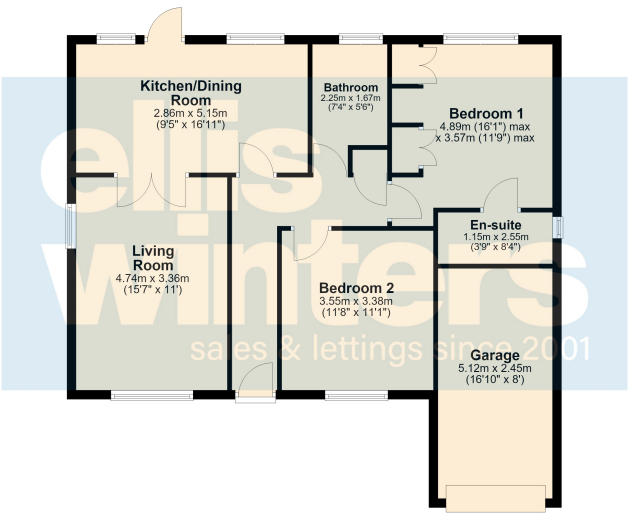
Linden Drive, Chatteris, Cambridgeshire PE16 6DZ



To arrange a viewing call us now on 01354 694900

Offered for sale with NO FORWARD CHAIN, this well-proportioned two-bedroom DETACHED BUNGALOW is pleasantly located and offers spacious, comfortable accommodation throughout. The property comprises a generous living room, kitchen/diner, two double bedrooms, a family bathroom and the added benefit of an EN-SUITE to the principal bedroom. Outside, the property enjoys a nicely presented garden, together with a single GARAGE and off-road parking. There is also potential to create additional parking if required, making this an appealing and practical home for a variety of buyers.

Ground Floor



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GROUND FLOOR

Living Room
4.74m (15'7") x 3.36m (11')
Windows to both front and side, fireplace housing electric fire, double doors into kitchen/dining room.

Kitchen/Dining Room
5.15m (16'11") x 2.86m (9'5")
Fitted with a matching range of wall and base units complete with freestanding cooker, space for fridge/freezer and plumbing for fridge/freezer, window to rear and door out to garden.

Bedroom 1
4.89m (16'1") max. x 3.57m (11'9") max.
Window to rear, fitted wardrobes and over bed storage.

En-suite
2.55m (8'4") x 1.15m (3'9")
Fitted with a modern suite comprising double shower cubicle, low level wc and hand wash basin. Window to side.

Bedroom 2
3.55m (11'8") x 3.38m (11'1")
Window to front.

Bathroom
2.25m (7'4") x 1.67m (5'6")
Fitted with a panelled bath which has mixer tap shower, low level wc and hand wash basin. Window to rear.

OUTSIDE

There is a good size front garden laid to gravel with a variety of shrubs and plants. A driveway to one side provides off road parking and leads to the single Garage
5.12m (16'10") x 2.45m (8') which has electric remote door, power and light.

To the rear, the garden is laid to lawn with patio, vegetable beds, shed and greenhouse.

SERVICES
Mains gas, electricity, water and drainage.
The property has gas fired central heating.

FURTHER INFORMATION
Freehold
Energy rating C
Fenland District Council tax band C

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.

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 buyers conduct their own due diligence before making any decisions.

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