

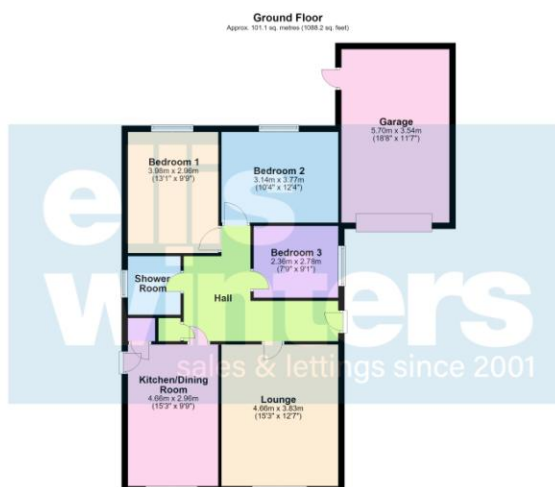
£275,000

12 Orwell Drive, March, PE15 8DZ



To arrange a viewing call us now on 01354 701000

Located in a very popular area offering easy access to West End and a lovely walk into town. This detached bungalow boasts a good size kitchen/diner and lounge, three bedrooms plus fully tiled shower room. Outside there is ample parking, garage and a private rear garden. No chain! EPC D



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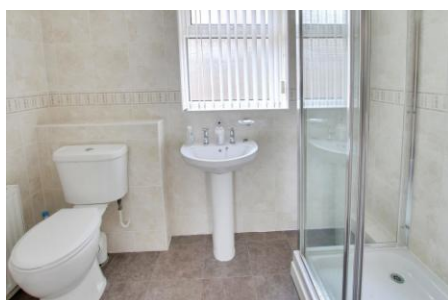
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Hall
Cupboard, radiator, access to loft with ladder.



Lounge
4.66m (15'3") x 3.83m (12'7")
Window to front, radiator.

Kitchen/Dining Room
4.66m (15'3") x 2.96m (9'9")
Fitted with wall and base units with integral oven, hob and hood, space for washing machine, gas fired boiler, airing cupboard with hotwater tank, one and half bowl sink unit with mixer tap, window to front, radiator, door to side.



Bedroom 1
3.98m (13'1") x 2.96m (9'9")
Window to rear, radiator, fitted wardrobes.

Bedroom 2
3.77m (12'4") x 3.14m (10'4")
Window to rear, radiator.

Bedroom 3
2.78m (9'1") x 2.36m (7'9")
Window to side, radiator.



Shower Room
Fully tiled and fitted with a three piece suite comprising shower unit, wash hand basin and WC, window to side, radiator.



Outside
The driveway provides ample off road parking for multiple vehicles leading to the garage 5.70m (18'8") x 3.54m (11'7") with electric roller shutter door, door to garden and fitted with light and power. The rear garden is laid to patio and low maintenance gravel with outside water supply and flower and shrub borders.

Freehold
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
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