



Arnead Estover Road, March
OIEO £325,000 **Freehold**

**Sharman
Quinney**

Key Features



- Beautifully Presented Family Home
- Field Views
- Walking Distance to Train Station
- Ensuite to Bedroom One
- Ample Off-Road Parking

Ground Floor

Entrance Hall -

Hard flooring. Stairs to first floor. Storage cupboard. Access to downstairs WC, Utility Room, Kitchen/Diner and Lounge.

Downstairs WC -

Window to side. Hard flooring. Fitted with low rise toilet and vanity hand wash basin with tiled splashback.

Utility Room -

Door and window to side. Hard flooring. Base units in a gloss finish with worktop space over. Plumbing for washing machine and tumble dryer. Sink and shelves above for storage.

Lounge -



Dual aspect windows to front and side letting in plenty of natural light and allowing views of the fields to the front. Fitted carpet.

Kitchen/Diner -

Window to rear and French doors opening into the garden. Hard flooring. A range of base and wall units in a gloss finish with panelled splashbacks. Integrated appliances including eye level double oven, electric hob with overhead extractor fan, dishwasher and fridge/freezer. Open plan to dining area.

First Floor and Landing

Fitted carpet. Access to all bedrooms, main bathroom and airing cupboard plus loft access.

Bedroom One -

Window to rear. Fitted carpet. A generous sized bedroom. Access into ensuite.

Ensuite -

Window to side. Tiled flooring. Fitted with three piece suite comprising of large walk in shower, vanity hand wash basin and low rise toilet. Heated towel rail.

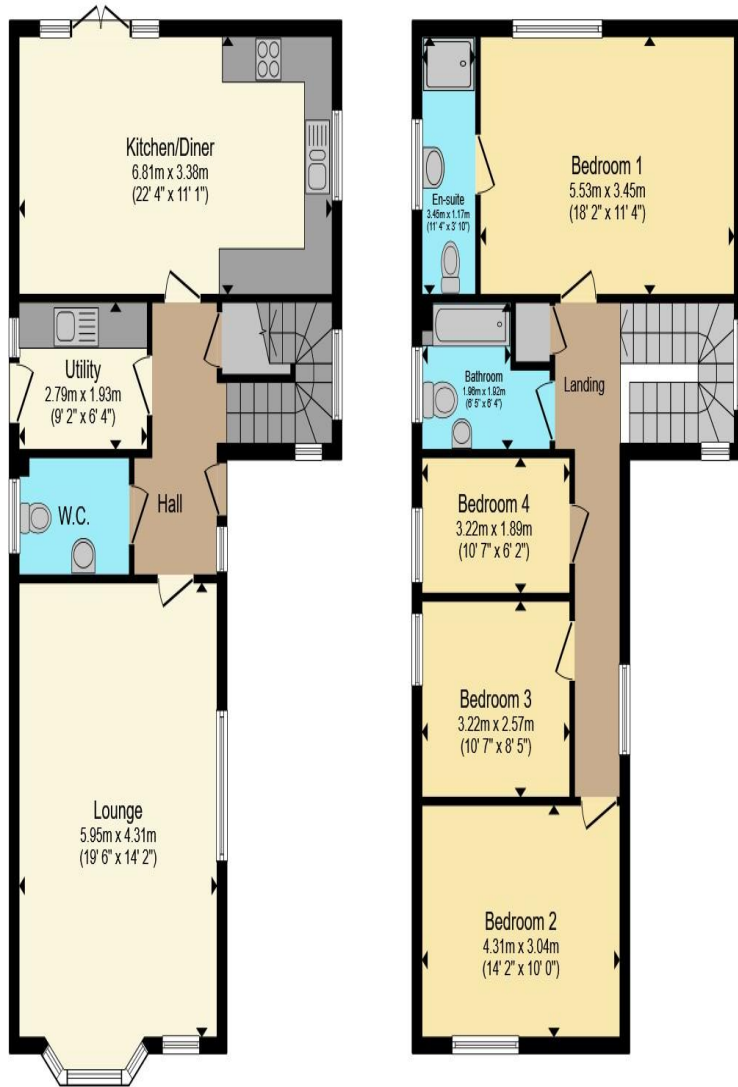
Bedroom Two -

Window to front with field views. Fitted carpet.

Bedroom Three -

Window to side. Fitted carpet.





Ground Floor

First Floor

Total floor area 140.1 m² (1,509 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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Bedroom Four -
Window to side. Fitted carpet.

Bathroom -
Window to side. Tiled flooring. Fitted with a three-piece suite comprising of panelled bath with overhead shower, vanity hand wash basin, low rise toilet. Heated towel rail.

Outside -
The front of the property is block paved and offers ample off-road parking. A side gate allows access into the private rear garden.

The rear garden is fully enclosed and laid to patio and artificial grass for low maintenance. There is a shed and bike store to the side.

To view this property call Sharman Quinney on:
01354 661166

Selling your property?

Contact us to arrange a **FREE** home valuation.

 01354 661166

 8 Broad Street, MARCH, Cambridgeshire, PE15 8TG

 march@sharmanquinney.co.uk

 www.sharmanquinney.co.uk



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