

**ROBERT  
HALE  
HOMES FOR  
SALE**

6, Wheel Centre, Broad St.,  
March, Cambs. PE15 8TX  
**MARCH**

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**7 DAYS**

**WISBECH 465222**

**MARCH 652785**

**NAEA NETWORK**

**OVER 1000 OFFICES**



**9 GRESLEY WAY  
MARCH  
PE15 8QA**

**THE PROPERTY**

A WELL PRESENTED, MODERN THREE BEDROOMED DETACHED BUNGALOW, TUCKED AWAY IN A QUIET, PRIVATE CUL-DE-SAC \* 16FT FITTED KITCHEN/DINER WITH BUILT IN APPLIANCES \* 20FT LOUNGE WITH VAULTED CEILING \* CONSERVATORY \* TWO BATH/SHOWER ROOMS (ONE EN-SUITE) \* GAS FIRED CENTRAL HEATING \* DOUBLE GLAZING \* LOVELY ENCLOSED GARDENS TO REAR \* GARAGE PLUS OFF ROAD PARKING \* DON'T DELAY, VIEW NOW TO AVOID DISAPPOINTMENT!!

<b>PRICE</b>	<b>£350,000</b>	<b>FREEHOLD</b>	<b>EPC BAND D</b>
<b>COUNCIL TAX</b>	<b>BAND C</b>	<b>FENLAND DISTRICT COUNCIL</b>	<b>REF. NO. M4925</b>

**SELLING? FREE, FREE, VALUATIONS!**



For your own peace of mind, always have an independent survey,  
and always test all systems and appliances!  
Items displayed in photographs may not necessarily be included.



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**9, GRESLEY WAY, MARCH**

**HOW TO GET THERE**

From our March office proceed along Dartford Road and into Wisbech Road. At the mini-roundabout turn right into Norwood Road. Continue and take the third turning left into Gresley Way.

**THE ACCOMMODATION**

(Dimensions given are approximate only).

**ENTRANCE PORCH**

**ENTRANCE HALL**

With tiled floor.

**LOUNGE/DINER**

20'(max) x 12'(max) With laminate floor, feature fire surround enclosing a "living flame" gas fire.

**KITCHEN**

16'10"(max) x 15'10"(max) With tiled floor, built-in electric double oven, built-in dishwasher, range of wall cupboards, built-in gas hob, electric hob hood, preparation surfaces with drawers and cupboards under, range of wall cupboards, inset 1½ bowl sink unit with mixer tap and cupboards under, built-in cupboard housing Viessmann gas fired wall mounted central heating boiler, built-in airing cupboard housing hot water cylinder with immersion heater.

**CONSERVATORY**

11'6"(max) x 5'3"(max) With laminate floor, double glazed French door to rear garden.

**INNER HALL**

With laminate floor, access to loft.

**BATHROOM/W.C.**

With panelled bath with mixer tap and shower attachment, low level w.c., hand washbasin with mixer tap with cupboards under, shaver point, space/plumbing for automatic washing machine, space for condensing tumble drier.

**BEDROOM NO. 1**

11'10"(max) x 9'9"(max) With laminate floor.

**EN-SUITE SHOWER ROOM/W.C.** With laminate floor, pedestal washbasin, low level w.c., tiled and screened double shower cubicle with thermostatic shower, tiled walls, extractor fan, shaver point.

**BEDROOM NO. 2**

11'4"(max) x 10'(max) 'L' shaped with built-in wardrobe/cupboard, laminate floor.

**BEDROOM NO. 3**

10'(max) x 7'5"(max) (into wardrobe), full width range of fitted wardrobe/cupboards, laminate floor.

**OUTSIDE**

COLD WATER TAP GREENHOUSE

**TIMBER STORE SHED/WORKSHOP** With power and lighting, external power point.

**BRICK GARAGE**

16'1"(max) x 8'4"(max) With up and over door, power and lighting, joist storage.

**GARDENS**

Gardens to front, down to an extensive off road parking area. Paved pathway to side leads through a timber gate to the generous, attractive enclosed rear garden, which is laid to lawn with shingle area, paved patios, borders, beds, shrubs etc.

**N.B.** Please note there is Air Conditioning in both the Lounge and Bedroom No. 1



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