

£375,000

Old Forge Gardens, Chatteris, Cambridgeshire PE16 6QR



To arrange a viewing call us now on 01354 694900

This fabulous three bedroom detached bungalow is located close to many amenities and offers a spacious and versatile living space.

The accommodation comprises separate living and dining rooms, good size kitchen/breakfast room, three double bedrooms, one en-suite shower room, family shower room, conservatory, and garden room.

There is also a beautifully landscaped low maintenance garden to the rear plus driveway and single garage to the front.

Ellis Winters & Co 20 Market Hill, Chatteris, Cambridgeshire, PE16 6BA
Tel: 01354 694900 Email: info@elliswinters.co.uk www.elliswinters.co.uk

elliswinters&co



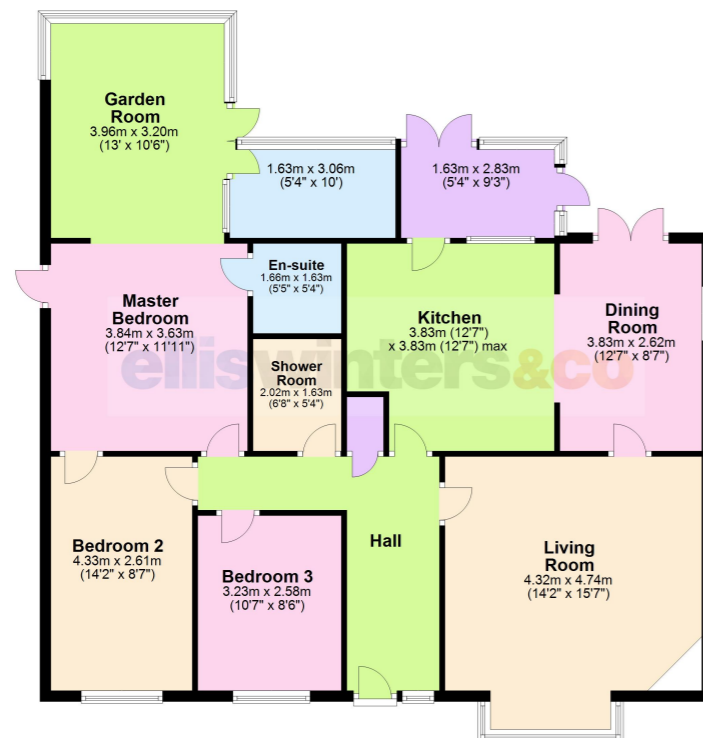
elliswinters&co

£375,000

Old Forge Gardens, Chatteris, Cambridgeshire PE16 6QR



Ground Floor



LIVING ROOM

4.74m (15'7") x 4.32m (14'2")
Box Bay window to front, feature fireplace, (used as an additional bedroom by our seller).

DINING ROOM

3.83m (12'7") x 2.62m (8'7")
Window to side, double doors out to rear garden, wood burning stove.

KITCHEN

3.83m (12'7") x 3.83m (12'7") max.
Fitted with a matching range of wall and base units with range style cooker, plumbing for washing machine, integrated fridge, wall mounted gas boiler, window to rear, arch into dining room. Door to conservatory.

CONSERVATORY

Brick and upvc construction with double doors out to garden. Our sellers have put a stud divide up which could easily be removed to open the conservatory up again.

MASTER BEDROOM

3.84m (12'7") x 3.63m (11'11")
Open to garden room, (currently used as a living room). Door to outside.

EN-SUITE

Fitted with a double shower cubicle, low level WC and hand wash basin.

GARDEN ROOM

3.96m (13') x 3.20m (10'6")
Windows to side and rear, sink and units, plumbing for washing machine, door out to garden, door into conservatory. Ideal granny annex.

BEDROOM 2

4.33m (14'2") x 2.61m (8'7")
Window to front.

BEDROOM 3

3.23m (10'7") x 2.58m (8'6")
Window to front.

SHOWER ROOM

Fitted with a double corner shower cubicle, low level WC and hand wash basin set within vanity unit.

OUTSIDE

The low maintenance garden has been beautifully landscaped and is well stocked with a variety of shrubs and plants. There are various seating areas plus summerhouse and storage shed.

The front garden is open plan and block paved. A driveway to one side leads to the single garage which has electric remote door, power and light. There is also plumbing for a washing machine and space for a tumble dryer.

Pedestrian gate other side of property leading to back garden.

Solar panel on roof providing hot water only (not on National Grid).

SERVICES

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

TENURE

Freehold

VIEWING

By arrangement with elliswinters&co

Fenland District Council Tax band - C

Energy rating - C

Ellis Winters has not tested any apparatus, equipment fitting or services and so cannot verify that they are in working order. The buyer is advised to obtain verification from their solicitor or surveyor. Floor plans are for representational purposes only and are not to scale.