

£300,000

Church Lane, Chatteris, Cambridgeshire PE16 6JA



To arrange a viewing call us now on 01354 694900

This extended three bedroom detached period home has some stunning features and offers spacious and versatile accommodation.

There are three reception rooms – two of which have stunning fireplaces, the modern kitchen has been re-fitted by our seller and there is the convenience of a ground floor cloakroom.

Upstairs there are three double bedrooms, family bathroom and separate shower room.

Outside there is a fully enclosed garden plus a single garage which is set slightly away from the property.

Ellis Winters & Co 20 Market Hill, Chatteris, Cambridgeshire, PE16 6BA
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GROUND FLOOR

HALL

LIVING ROOM

3.96m (13') x 3.63m (11'11")
Stunning original cast iron working fireplace.

DINING ROOM

3.96m (13') x 3.63m (11'11")
Feature fireplace, exposed floorboards.

KITCHEN

5.48m (18') max. x 3.45m (11'4")
Re-fitted with a two tone shaker style kitchen.

WC

Fitted with a low level WC and hand wash basin. Wall mounted gas boiler.

FAMILY ROOM

5.35m (17'7") max. x 2.41m (7'11")

FIRST FLOOR

LANDING

BEDROOM 1

3.96m (13') x 3.63m (11'11")

BEDROOM 2

5.48m (18') max. x 2.41m (7'11")

BEDROOM 3

3.65m (12') x 2.86m (9'5")

BATHROOM

2.99m (9'10") x 1.53m (5')
Fitted with a corner bath, low level WC and hand wash basin.

SHOWER ROOM

2.78 (9'1") x 0.81 (2'8")
Fitted with a double shower cubicle, low level WC and hand wash basin.

OUTSIDE

The rear garden has an enclosed patio with the balance laid to lawn. There is a single garage in a block set a short distance away from the property.

SERVICES

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

AGENTS NOTE

Please note that a new boiler and smart heating system was installed at the property in 2022. There is secondary glazing to the front windows plus new fencing and side gate.

TENURE

Freehold

Fenland District Council Tax band - C
Energy rating - E

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.

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