

£130,000

Clare Street, Chatteris, Cambridgeshire PE16 6EJ



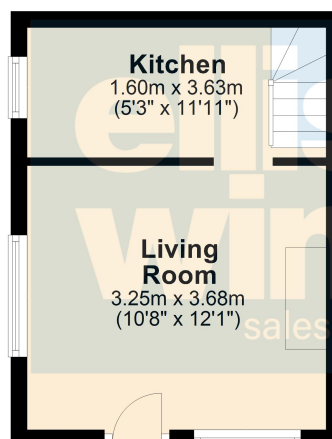
To arrange a viewing call us now on 01354 694900

Offered for sale with NO FORWARD CHAIN, this delightful one bedroom semi detached house benefits from a really good size garden with brick outbuilding.

Small but perfectly formed the property is an ideal first time or investment buy and comprises kitchen, living room, bedroom and bathroom.

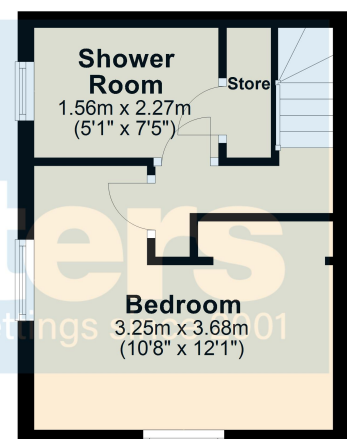
Ground Floor

Approx. 18.1 sq. metres (195.2 sq. feet)



First Floor

Approx. 18.2 sq. metres (195.6 sq. feet)



Total area: approx. 36.3 sq. metres (390.8 sq. feet)

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GROUND FLOOR

LIVING ROOM

3.68m (12'1") x 3.25m (10'8")

Windows to both front and side, exposed brick fireplace which has the potential to open.

KITCHEN

3.63m (11'11") x 1.60m (5'3")

Fitted with a matching wall and base units housing single electric oven and four ring electric hob, plumbing for washing machine and space for fridge. Window to side.



FIRST FLOOR

BEDROOM

3.68m (12'1") x 3.25m (10'8")

Windows to both front and side, open plan wardrobe.



SHOWER ROOM

2.27m (7'5") x 1.56m (5'1")

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

OUTSIDE

There is a gravel patio area with the balance laid to lawn and a brick outbuilding which has power and light.

There is no off road parking with this property.



Fenland District Council tax band A

Energy rating D

SERVICES

Mains gas, electricity, water and drainage.

The property has gas fired central heating

TENURE

Freehold



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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