

£355,000

Gipson Close, Chatteris, Cambridgeshire PE16 6PQ



To arrange a viewing call us now on 01354 694900

BEAUTIFULLY PRESENTED throughout, this four bedroom DETACHED family home is set close to many amenities and has single GARAGE and ample off road parking.

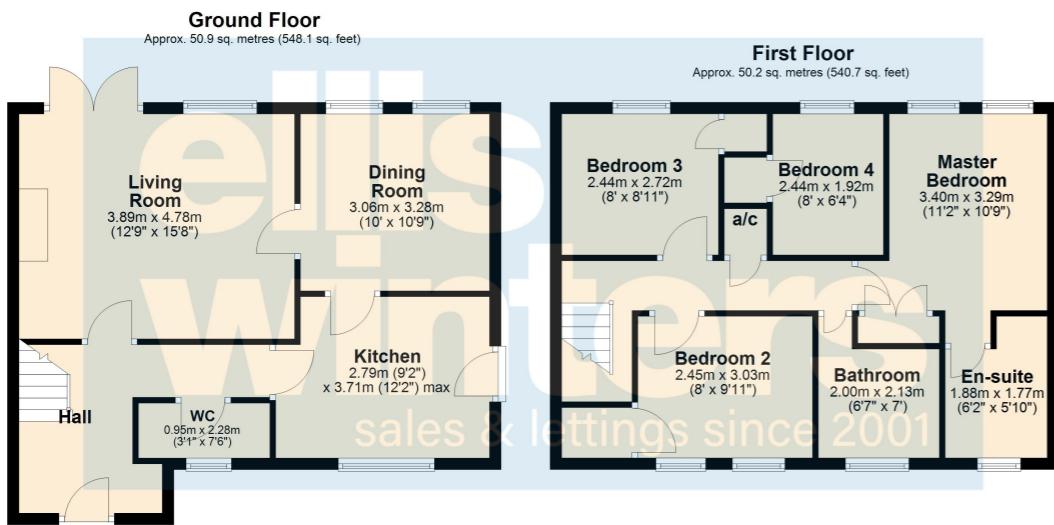
The property offers versatility of rooms and the accommodation comprises separate living and dining rooms, kitchen, cloakroom, four bedrooms, bathroom and en-suite to master.

To the rear is a large OFFICE/GAMES ROOM adding another positive element to this fabulous home.

ellis winters 20 Market Hill, Chatteris, Cambridgeshire, PE16 6BA
Tel: 01354 694900 Email: info@elliswinters.co.uk www.elliswinters.co.uk

£355,000

Gipson Close, Chatteris, Cambridgeshire PE16 6PQ



GROUND FLOOR

WC

2.28m (7'6") x 0.95m (3'1")
Fitted with a low level WC and hand wash basin. Window to front.

Living Room

4.78m (15'8") x 3.89m (12'9")
Working open fireplace with wooden surround and marble inset, laminate floor, window to rear, double doors out to garden.

Dining Room

3.28m (10'9") x 3.06m (10')
Two windows to rear, laminate floor.

Kitchen

3.71m (12'2") max. x 2.79m (9'2")
Fitted with a matching range of wall and base units housing double electric oven and five ring gas hob with extractor over, integrated dishwasher, fridge and microwave, plumbing for washing machine, 1½ sink and drainer, window to front.

FIRST FLOOR

Master Bedroom

3.40m (11'2") x 3.29m (10'9")
Two windows to rear, fitted wardrobe.

En-suite

1.88m (6'2") x 1.77m (5'10")
Fitted with a single shower cubicle, low level WC and hand wash basin. Window to front.

Bedroom 2

3.03m (9'11") x 2.45m (8')
Two windows to front, over stairs cupboard.

Bedroom 3

2.72m (8'11") x 2.44m (8')
Window to rear, fitted wardrobe.

Bedroom 4

2.44m (8') x 1.92m (6'4")
Window to rear, fitted wardrobe.

Bathroom

2.13m (7') x 2.00m (6'7")
Fitted with a corner bath which has mixer tap shower, low level WC and hand wash basin. Window to front.

OUTSIDE

A block paved driveway provides ample off road parking and leads to the single garage which has standard up and over door, power and light.

To the rear, the garden is laid to lawn with patio area and further decked patio. There is an extensive office/games room which has power and light and measures approx. 28x14.

SERVICES

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

TENURE

Freehold

Fenland District Council tax band D
Energy rating D

Buyer ID Checks

To meet legal requirements, we must verify the identity of all buyers. Our partner, Simplify, will handle this process and will contact you directly once your offer is accepted, subject to contract, to collect the necessary details and payment.

The cost is £49 + VAT per transaction, payable upon offer acceptance. A memorandum of sale can only be issued once these checks are complete.

Our team will guide you through the process when you make an offer on a property.

Disclaimer

All property details, photographs, floorplans, and other marketing materials produced by Ellis Winters are for general guidance only and do not form part of any contract. While we strive for accuracy, measurements, descriptions, and other information are provided in good faith but should be independently verified. We recommend that prospective buyers conduct their own due diligence before making any decisions.