

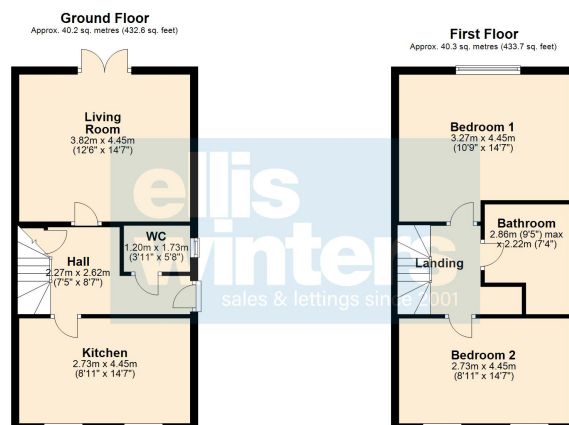
£210,000

Westfield Road,
Manea, March, Cambridgeshire PE15 0LN



To arrange a viewing call us now on 01354 694900

Welcome to this charming two-bedroom semi-detached house, available for sale with NO FORWARD CHAIN. Boasting a larger-than-average layout, this delightful property provides off-road parking at the front and a lovely garden to the rear, perfect for outdoor relaxation and entertaining. Inside, you'll find a spacious living room that provides a warm and inviting atmosphere plus the kitchen/diner which is ideal for family meals and gatherings. Upstairs, you'll discover two spacious double bedrooms that offer plenty of natural light and comfort, along with a modern bathroom featuring both shower and bath options for your convenience. This home is perfect for families or professionals seeking a blend of space, comfort, and practicality. Don't miss your chance to make it yours!



Total area: approx. 80.5 sq. metres (866.3 sq. feet)

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GROUND FLOOR

HALL

Storage cupboard, stairs rising to first floor.

WC

Fitted with a low level WC and hand wash basin. Window to side.

KITCHEN/DINER

4.45m (14'7") x 2.73m (8'11")
Fitted with a matching range of wall and base units housing single electric oven and four ring ceramic hob with extractor over, plumbing for washing machine and space for fridge/freezer, tiled floor and window to front.

LIVING ROOM

4.45m (14'7") x 3.82m (12'6")
Laminate floor with double doors leading out into the garden.



FIRST FLOOR

LANDING

BEDROOM 1

4.45m (14'7") x 3.27m (10'9")
Window to rear, laminate floor.

BEDROOM 2

4.45m (14'7") x 2.73m (8'11")
Two windows to front.



BATHROOM

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

OUTSIDE

The rear garden is fully enclosed and is laid mainly to lawn with paved patio. A rear gate leads to the single garage which has standard up and over door, power and light.



SERVICES

Mains Electricity and Water. This property has oil fired central heating.

DIRECTIONS

On entering Manea from Chatteris along Westfield Road, this property is located on the left hand side just before the fire station.

Fenland District Council Tax band - B
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.

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