



# MAXEY GROUNDS

residential.lettings@maxeygrounds.co.uk

01354 607105 or 01945 428825

Residential Lettings

## £1,000 pcm



Ref: M5524

### **17 Osier Close, Manea, March, Cambridgeshire, PE15 0ZJ**

A brand new end terraced house situated in a village cul-de-sac location. Having double glazing, block paved off road parking with private EV charger, air source heat pump central heating and property alarm. Accommodation includes entrance hall, cloakroom, lounge, kitchen with built in appliances, two bedrooms and bathroom with shower. Enclosed rear garden. Available now.





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**ENTANCE HALL** From front entrance door, laminate flooring, flat ceiling with inset spot lighting, built in cupboard housing hot water cylinder, door to understairs storage cupboard, radiator.

**CLOAKROOM** 5' 2" x 256' 10" (1.57m x 78.28m) Having radiator, flat ceiling with inset spot lighting and extractor fan, low-level WC pedestal wash basin with tiled splashback and mirror over, laminate flooring.

**KITCHEN** 8' 10" x 5' 11" (2.69m x 1.8m) Having a range of matching wall and base units with worktop surfaces and matching splashbacks, single drainer one and a half bowl stainless steel sink unit with hot and cold mixer tap, integrated fridge/freezer and washing machine, fitted Lamona electric oven and grill, and 4 ring electric hob with glass splashback and canopy style extractor over, flat ceiling with inset spot lighting. Double glazed window to front, laminate flooring.

**LOUNGE** 14' 10" x 13' (4.52m x 3.96m) Overall maximum measurement. Double glazes window to side, double glazed French doors with side panels to rear garden, stairs leading off, 2 radiators.

**FIRST FLOOR** Stairs and landing, loft access.

**BEDROOM ONE** 13' 0" x 8' 3" (3.96m x 2.51m) Radiator, two double glazed windows to front.

**BEDROOM TWO** 13' 0" x 8' 3" (3.96m x 2.51m) Maximum measurements. Radiator, double glazed window to rear, built in storage cupboard.

**BATHROOM** 64' 9" x 64' 256" (19.74m x 26.01m) Having upright towel radiator, flat ceiling with inset spot lighting, white suite including panel bath with shower over including spray and drench head, shower screen, tiled surround. Low level wc and vanity wash basin with tiled splashback, wall mounted mirror over, shaver point, extractor fan, double glazed window.

**OUTSIDE** The property has block paved parking for two cars and private EV charger. Side access leads to hand gate into the enclosed rear garden which is laid to paved patio and grass.

**SERVICES** Mains water, electricity, and drainage. Radiator central heating and hot water via air source heat pump.

**DIRECTIONS** From our March High Street office turn left and travel straight on at the mini roundabout. Follow the road out of the town and take the 1st exit on the roundabout onto the A141 Isle of Ely Way. Turn 3rd left off the A141 onto the B1098 towards Manea. Following this road into Manea, turn right onto Station Road. Follow Station Road into High Street where Edwards Way can be found on your right hand side. Turn right into Osier Close.

**COUNCIL TAX BAND B**

**EPC RATING BAND B**

**PAYMENT OF RENT** Payment of rent for this property will be by Standing Order from your bank account. We are not able to accept payments by cash at our offices.

**TENANCY DEPOSIT** For all accepted tenancies a deposit equivalent to five weeks rent will be required to be paid at the start of the tenancy and will be lodged with either the TDS or DPS unless otherwise stated.

**PARTICULARS PREPARED** 25th February 2026



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