



**Norwood Crescent, March PE15 8QR**

**welcome to**

**Norwood Crescent, March**

A well presented 3 bedroom end terrace house featuring a large gravel driveway, enclosed rear garden and versatile internal layout including a utility room, kitchen, ground floor WC, spacious lounge, three bedrooms and a family bathroom. Ideal for families and first time buyers.



**Entrance Door** to

**Hall**

**Utility Area**

(Originally the garage which has been studded off over time) Potential for internal garage to be opened back out.

Utility has personal door to hall, laminate flooring, work surfaces aswell as water feed for the washing machine and freestanding tumble dryer.

**W.C**

Laminate flooring, Low level WC. Radiator. Window to front. Pedestal wash hand basin.

**Living Room**

Understairs storage cupboard. Patio doors to rear gardens. Radiator. Telephone point and access into the kitchen.

**Kitchen**

Window to rear. Laminate floor coverings. Range of base/wall units with worksurfaces and tiled Splashbacks. Space for freestanding appliances. Dishwasher/fridge. Freestanding oven, hob with cooker hood above. Wall mounted enclosed boiler.

**Stairs To First Floor Landing**

Loft access (which is boarded with drop down ladder) Airing cupboard with water tank.

**Bedroom One**

Window to front. Radiator.

**Bedroom Two**

Window to rear. Radiator.

**Bedroom Three**

Window to rear. Radiator.

**Bathroom**

Window to front. Low level WC. Vanity combi unit with mixer taps. Vinyl floor coverings. Tiled walls. Extractor fan. Step up into the shower cubicle with mixer taps and a rainfall head. Heated towel rail. Aqua panels throughout.

**Outside**

Front garden has a generous gravel drive leading to the property with off road parking for multiple vehicles. Slabbed paths leading to a stepped ramp access. Outside sockets and tap. The storage space in the front of the garage has up/over door and power internally.

Rear Garden features gated side access with slabbed paths, decked ramp and timber shed with power and lighting to side. The rear features decked covered seating area and is mainly laid to grass with planters, and shrubbery with trees bordering.



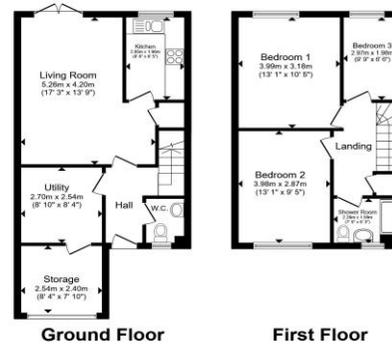
**view this property online** [williamhbrown.co.uk/Property/MCH114657](http://williamhbrown.co.uk/Property/MCH114657)



# welcome to Norwood Crescent, March

- Three Bedroom End Terrace House
- Generous Gravel Driveway with off road parking for multiple vehicles PLUS Single Garage
- Enclosed Rear Garden
- Partial Garage Conversion creating a useful utility room
- Ground floor WC plus first floor bathroom
- Close to schools, amenities and transport links
- Ideal family home, first time buy, or investment property

Tenure: Freehold  
EPC Rating: C  
Council Tax Band: B



Total floor area 88.6 m<sup>2</sup> (954 sq.ft.) approx  
This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspections. Powered by www.propertybox.co.uk



## £220,000



Please note the marker reflects the postcode not the actual property

**view this property online** [williamhbrown.co.uk/Property/MCH114657](http://williamhbrown.co.uk/Property/MCH114657)



Property Ref:  
MCH114657 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



**01354 654545**



[march@williamhbrown.co.uk](mailto:march@williamhbrown.co.uk)



34 High Street, MARCH, Cambridgeshire, PE15 9JR



[williamhbrown.co.uk](http://williamhbrown.co.uk)