

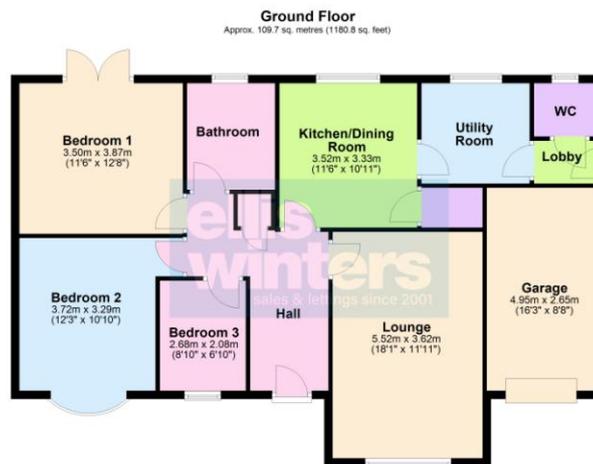
# £340,000

1 Bramble Walk, March, PE15 8PU



To arrange a viewing call us now on 01354 701000

Located in a very popular area and sitting on a generous plot this fabulous bungalow is offered with no chain and boasts good size lounge, kitchen/dining room, utility and WC, three bedrooms and family bathroom. Outside there is ample parking, garage and lovely West facing rear garden. EPC TBC



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#### Hall

Airing cupboard, radiator, access to loft with light and some boarding.



#### Lounge

5.52m (18'1") x 3.62m (11'11")  
Window to front, radiator, electric fire.

#### Kitchen/Dining Room

3.52m (11'6") x 3.33m (10'11")  
Fitted with wall and base units, sink unit with mixer tap, electric cooker point, pantry cupboard, window to rear, radiator, pantry cupboard.



#### Utility Room

Base units, space for washing machine, window to rear.

#### Lobby

Radiator, door to side.

#### WC

Fitted with vanity wash hand basin and WC, window to rear, radiator.



#### Bedroom 1

3.87m (12'8") x 3.50m (11'6")  
Radiator, double doors to garden.

#### Bedroom 2

3.72m (12'3") x 3.29m (10'10")  
Bow window to front, radiator.

#### Bedroom 3

2.68m (8'10") x 2.08m (6'10")  
Window to front, radiator.



#### Bathroom

Fully tiled and fitted with a three piece suite comprising bath with shower over, wash hand basin and WC, window to rear, radiator.

#### Outside

A block weave driveway provides ample off road parking, the remainder of the front garden is laid to gravel and could easily provide further parking if desired. The Garage 4.95m (16'3") x 2.65m (8'8") has up and over door and is fitted with light and power. A gated side access leads to the West facing garden which is laid to patio and lawn with mature shrub borders, water supply, greenhouse and shed.

#### Freehold

Council tax band 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 £40 plus VAT per transaction (£48 inc VAT), 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

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