

£182,500

11 The Birches, March, PE15 8DQ



To arrange a viewing call us now on 01354 701000

Offered with no chain and located in a cul-de-sac this great home would be ideal for a first time buyer or investor!

Accommodation comprises kitchen with oven, hob and fridge all fitted, lounge with patio doors to the garden, ground floor WC with two double bedrooms and bathroom to the first floor. Outside there is off road parking for multiple vehicles and an enclosed rear garden. EPC C



ellis winters
sales & lettings since 2001

£182,500

11 The Birches, March, PE15 8DQ



Offered with no chain and located in a cul-de-sac this great home would be ideal for a first time buyer or investor! Accommodation comprises kitchen with oven, hob and fridge all fitted, lounge with patio doors to the garden, ground floor WC with two double bedrooms and bathroom to the first floor. Outside there is off road parking for multiple vehicles and an enclosed rear garden.

Ground Floor



Hall
Window to front, radiator, stairs to first floor and landing.

Kitchen
3.78m (12'5") x 1.80m (5'11")
Wall and base units with integral fridge, oven, hob and hood, sink unit with mixer tap, space for washing machine, window to front, radiator.



Lounge/Diner
4.18m (13'9") x 3.59m (11'9")
Window to side, radiator, patio doors to garden.

WC
Fitted with wash hand basin and WC.

First Floor & Landing
Cupboard housing gas fired boiler.



Bedroom 1
3.00m (9'10") x 2.90m (9'6")
Window to rear, two double wardrobes, radiator.

Bedroom 2
2.68m (8'10") x 2.57m (8'5")
Window to front, double wardrobe, radiator.

Bathroom
Fitted with a three piece suite comprising bath with shower over, wash hand basin and WC, window to side, radiator.



Outside

There is a driveway at the side providing off road parking, there is also gravel to the front providing further parking if desired. The enclosed rear garden is laid to patio and lawn.

Freehold
Council tax band A

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 £66.67 plus VAT per transaction (£80 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

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.

Ellis Winters also provides professional Lettings, Property Management, Estate Management and Block Management services. Whether you are considering renting your property to support your next move, exploring buy-to-let opportunities, seeking a review of your existing portfolio, or looking for expert management support, our experienced team is on hand to assist. Please contact us using the details above to discuss your requirements.

ellis winters 52 High Street, March, Cambridgeshire, PE15 9JR
Tel: 01354 701000 Email: info@elliswinters.co.uk www.elliswinters.co.uk