



Waterside Gardens, March
Offers in Excess of £200,000 Freehold

**Sharman
Quinney**

Key Features



- No Onward Chain
- Single Garage Plus Ample Off-Road Parking
- Two Double Bedrooms
- A Short Picturesque Riverside Walk into the Town Centre
- Walking Distance to Train Station

Entrance Hall

UPVC door to front. Fitted carpet. Access to both bedrooms, lounge and shower room. Loft access.

Lounge

Window to front. Fitted carpet.

Kitchen

Window to rear and door to side. Tiled flooring. A range of base and wall units with tiled splashbacks. Stainless steel sink, space for single oven, washing machine and fridge/freezer. Wall mounted boiler.

Bedroom One

Window to rear overlooking rear garden. Fitted carpet.



Bedroom Two

Window to front. Fitted carpet.

Shower Room

Frosted window to rear. Tiled flooring and walls. Three-piece suite comprising of corner shower cubicle, pedestal sink and low-rise toilet.

Outside

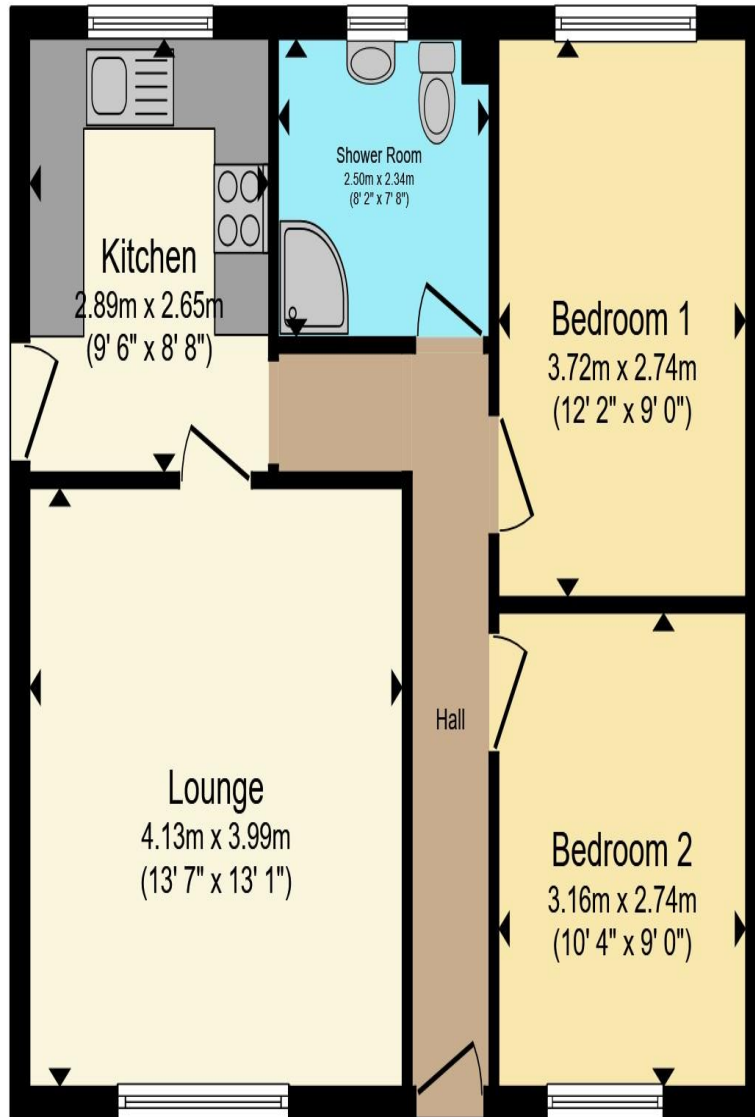
The front of the property is gravelled with a stone path leading to the front door. This gravelled area could be made into additional parking if needed. To the side there is paved driveway in front of the single garage. The garage has an up and over door. The side access is open to the rear garden.

The rear garden is very private. Mostly laid to lawn and landscaped patio area and various shrubs.

Agents note:

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.





Total floor area 55.4 m² (596 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 inspection(s). Powered by www.propertybox.io

**Sharman
Quinney**

To view this property call Sharman Quinney on:
01354 661166

Selling your property?

Contact us to arrange a **FREE** home valuation.

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Sharman Quinney Holdings Limited is registered in England and Wales under company number 4174227, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

1: These particulars do not constitute part or all of an offer or contract. 2: The measurements indicated are supplied for guidance only and as such must be considered incorrect. 3: Potential buyers are advised to recheck the measurements before committing to any expense. 4: Sharman Quinney has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working condition of any appliances. 5: Sharman Quinney has not sought to verify the legal title of the property and buyers must obtain verification from their legal representative. 6: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask your co-operation in order that there will be no delay in agreeing the sale. Ref: MRC206550 - 0005

