



MAXEY GROUNDS

residential.sales@maxygrounds.co.uk

01945 428820

Residential Sales

£250,000



Ref: M5125

6 Poplar Close, March, Cambridgeshire PE15 8EE

A Neat 2 Bedroom Detached Bungalow, located in a Quiet Cul-De-Sac near the Town Centre. Benefitting from a Lounge, Kitchen, Conservatory, Shower Room and 2 Double Bedrooms. Off-Road Parking and a Single Garage. UPVC Double Glazing, Gas Central Heating and Solar Panels. This property is offered with Vacant Possession and No Forward Chain.





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ENTRANCE HALL UPVC fully glazed, double glazed front door with recessed storm porch. Loft access. Door chime. Radiator. Telephone socket.

LOUNGE 18' 9" x 10' 10" (5.74m x 3.32m) UPVC double glazed window to front. Tiled hearth with gas fire. Radiator.

KITCHEN 13' 11" x 8' 10" (4.26m x 2.70m) Window and door through to Conservatory. Range of wall and base units with worktop over. Stainless steel sink with drainer and mixer taps. Plumbing for washing machine. Tiled splashback's. Space for free-standing electric or gas cooker with extractor fan over. Radiator. Tiled floor.

CONSERVATORY 10' 9" x 8' 11" (3.30m x 2.74m) Apex poly-carbonate roof. Part brick and part UPVC double glazing. Tiled floor.

BEDROOM ONE 11' 11" x 10' 5" (3.65m x 3.19m) UPVC double glazed window to rear. Built-in wardrobes to one wall. Radiator.

BEDROOM TWO 11' 10" x 9' 10" (3.63m x 3.02m) UPVC double glazed window to front. Shelved airing cupboard. Radiator.

SHOWER ROOM 6' 4" x 5' 5" (1.95m x 1.66m) UPVC double glazed window to side. Inset ceiling lighting. Vanity hand basin with mixer taps. Low-level WC. Shower cubicle. Part tiled walls. Radiator. Tiled floor.

OUTSIDE To the front, mainly laid to gravel, driveway providing off-road parking for two cars leading to the single garage. Wooden pedestrian gate to side. To the rear, part laid to patio and artificial grass. Mature plants, shrubs and bushes. Bordered with wooden fencing. Wooden shed.

SINGLE GARAGE 18' 0" x 8' 11" (5.51m x 2.73m) Power and light. Cantilever up over style door. Electric consumer unit. Link attached to the next properties garage. Double glazed window and timber door to rear garden. Flat roof.

SERVICES All main services are connected. Solar Panels for electricity and hot water.

VIEWINGS Strictly by appointment with the selling agent Maxey Grounds.

POSSESSION Vacant possession upon completion of the purchase.



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DIRECTIONS From our High Street March Office turn right and travel through High Street into Broad Street. Turn left out of Broad Street at the traffic lights and travel through Dartford Road into Wisbech Road. Once on Wisbech Road turn right onto Poplar Close. The property can be located at the bottom of the Cul-De-Sac.

COUNCIL TAX BAND B

EPC RATING BAND C

PARTICULARS PREPARED 20th July 2022
Updated 20th December 2022



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Poplar Close



Total area: approx. 75.4 sq. metres (811.8 sq. feet)



Agents Note - Maxey Grounds & Co LLP for themselves and all employees and for the Vendors and Lessors of this property for whom they act as Agent give notice that these particulars are a general outline only for guidance, having been prepared in good faith, and do not constitute an offer or contract. Measurements and distances are given as a guide only. We have endeavoured to ensure the information is accurate, but we would urge you to contact the relevant office of Maxey Grounds & Co LLP before travelling any great distance to ensure that your impression of the property is as we intended. The services, appliances and equipment have not been tested and prospective Purchasers/Tenants should satisfy themselves on such matters prior to purchase/lease. No person in the employment of Maxey Grounds & Co LLP has any authority to make or give representation or warranties whatever in relation to the property.