



# MAXEY GROUNDS

residential.sales@maxygrounds.co.uk

01945 428820

Residential Sales

## £240,000



Ref: 18840

**23a Dagless Way, March, Cambridgeshire  
PE15 8SU**

A Modern Semi-Detached House, benefitting from a Lounge/Diner, Kitchen, 3 Bedrooms, Master En-Suite and Family Bathroom. Having Gas Central Heating, Double Glazing, Garage with Driveway and Enclosed Rear Garden. The property also benefits from being situated conveniently for the railway station. Offered with Vacant Possession and No Forward Chain.



Offices at March and Wisbech

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**ENTRANCE HALL** From double glazed front entrance porch and entrance door, stairs off, radiator, door to garage.

**CLOAKROOM** Double glazed window to front, low level wc and pedestal wash basin with tiled splashback, radiator.

**LOUNGE/DINER** 17' 2" x 13' 4" max (5.23m x 4.06m) Understairs storage cupboard, double glazed windows to side and rear, coving to flat ceiling, arch to:

**KITCHEN** 10' 5" x 8' 4" max (3.18m x 2.54m) Double glazed window to rear, double glazed door to side, fitted kitchen including a range of matching wall and base units, single drainer stainless steel sink unit, fitted electric oven, 4 ring gas hob and extractor, space for fridge/freezer, space and plumbing for automatic washing machine and dishwasher, radiator, wall mounted Ideal gas fired boiler.

**FIRST FLOOR** Stairs and landing, airing cupboard.

**BEDROOM** 1 12' 10" x 9' 6" (3.91m x 2.9m) Built in wardrobe cupboard, coving to flat ceiling, radiator, double glazed window to rear.

**EN SUITE** Having low level wc, pedestal wash basin and tiled shower cubicle, shaver point, extractor fan, double glazed window, radiator, tiled splashbacks.

**BEDROOM** 2 14' 5" x 8' 1" max (4.39m x 2.46m) Double glazed window to front, radiator, coving to flat ceiling.

**BEDROOM** 3 9' 3" x 7' 5" (2.82m x 2.26m) Double glazed window to rear, radiator, coving to flat ceiling.

**BATHROOM** Having panel bath, low level wc and vanity wash basin, tiled splashbacks, shaver point, radiator, double glazed window.

**GARAGE** Integral brick built garage, automatic roller door to front, door to entry hall, power and light.

**OUTSIDE** The property has an open plan frontage to Dagless Way laid to lawn, driveway to garage. Handgate leads to paved pathway to side leading to enclosed rear garden laid to paved patio area and lawn.

**SERVICES** Mains water, electricity, gas and drainage. Radiator central heating via gas fired boiler.

**DIRECTIONS** From our High Street March Office turn right and travel through High Street into Broad Street. Turn right at the traffic lights out of Broad Street into Station Road. Follow Station Road past the railway Station and into Elm Road. Passing 2 mini roundabouts and continuing along Elm Road take the 3rd turning left into Dagless Way where this property can be found a short distance on your left-hand side.



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**COUNCIL TAX BAND** B

**EPC RATING** BAND C

**PARTICULARS PREPARED** 28<sup>th</sup> September

2022 Updated 19<sup>th</sup> October 2022

Updated 14<sup>th</sup> November 2022

Updated 19<sup>th</sup> December 2022



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