



Kestrel Drive, Wisbech, Cambs, PE13 2TS

Cul-De-Sac Location - Detached Bungalow - 2 Double Bedrooms - Kitchen - Lounge/Diner - Family Bathroom - Conservatory - Enclosed Rear Garden - Garage & Driveway – No Upward Chain - Call To View 01354 696700

£220,000



Ground Floor

Entrance Hall

Single radiator, two storage cupboards, doors leading to.

Lounge/Diner

5.75m (18'9") x 4.08m (13'4") max
Single radiator, fireplace, double glazed window to rear and double glazed sliding doors leading to conservatory. Air conditioning unit.

Kitchen

2.74 (9') x 2.27m (7'4")
Fitted with a matching base and eye level units with worktop space over, 1+1/2 bowl stainless steel sink with tiled splashbacks, plumbing for washing machine, space for fridge freezer, built-in electric oven, built-in gas hob, storage cupboard, single radiator, tiled flooring and double glazed window to front, door leading to hall which leads to garage.

Bedroom 1 max

3.18m (10'4") x 3.42m (11'2")
Double glazed bay window to the front, fitted double wardrobes & triple wardrobes and single radiator.

Bedroom 2

3.07m (10'1") x 2.48m (8'1")
Double glazed bay window to front, built in double wardrobe and single radiator.

Bathroom

Fitted with three piece suite comprising walk in shower, wash hand basin and low-level WC, tiled surround, tiled flooring and double glazed window to rear.

Conservatory

4.31m (14'1") x 2.94m (9'7")
Double glazed windows to sides with french patio doors leading to garden.

Outside

There is a garage with up and over door & driveway to the front for off road parking. To the rear is an enclosed rear garden comprising of lawn, patio areas and shrub borders. With a shed with power and electrics.

Garage

5.2m (17'1") x 2.36m (7'7") max
Up and over garage door, door leading to hall

EPC Rating: C



Call to arrange a viewing **01354 696700** **T Payne & Co**
SALES & LETTINGS

Agents Notes: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.