



5 The Crescent
Wisbech | Cambridgeshire | PE13 1EH

ELEGANCE AND GRANDEUR



A rarely available, five-storey, four-bedroom, Grade II Listed property in a conservation area in the Georgian heart of a Fenland market town dating from 1791.

One of over two hundred Georgian properties in the town, this lovely property has views from the front to Wisbech Castle, a Regency manor house and formal gardens on the site of a Norman castle, and is within walking distance of shops and schools, including the well-regarded Wisbech Grammar School.



KEY FEATURES

- A Grade II Listed Townhouse with Accommodation over Five Floors found in the Heart of the Town
- An Elegant Home filled with Character and Charm
- Four Bedrooms; Three Bath/Shower Rooms and WC
- Three Reception Rooms
- Basement Kitchen/Diner and Snug
- Enclosed Rear Garden
- Total Accommodation extends to 2,214sq.ft
- No EPC Required

This home has the proportions and elegance of comfortable Georgian England, with tall ceilings and windows, and in the most sought-after part of Wisbech. Grade II listing, and the property's position in a conservation area, has ensured the preservation of many original and period features, such as ceiling roses, banisters and fireplaces. The front door has the original decorative half-moon fanlight above, with coloured glass, and is set in a white brick house front with red brick arch, with traditional brass door knocker. On the ground floor are two reception rooms, one of which has a tall original sash window onto the crescent with half-height New England style privacy shutters, and views onto the formal castle gardens at the centre of the crescent. Both of these rooms have working fireplaces and an abundance of original features.

Kitchen/Diner and Snug

Stairs by the formal dining room lead down to the basement area, with an historic armoured rear door into the garden at a mid-flight landing. Here on the mezzanine it serves as a utility room with plumbing for washing machine and cloakroom. At the bottom of the stairs is a large walk-in pantry divided from the snug by traditional wood panelling. Partially open plan to the large kitchen, this room is currently used as a music room and informal dining room, and can be adapted to suit needs. The spacious kitchen has double doors onto a basement area. There is space for an American-style fridge-freezer, and a built-in sink with storage beneath, six-burner, range-style gas cooker with double oven, a matching workspace island with storage beneath, and a tall wall radiator, as well as plumbing for a dishwasher.

Library and First Bedroom

From the ground floor, stairs lead to a second mezzanine floor. This has a coloured-glass door into a shower room. Beside this is an airing cupboard with hot-water tank and shelving above. The next flight of stairs leads to the library and first bedroom on the first floor. The bedroom overlooks the rear of the property.





KEY FEATURES

Next to this, is the library with original sash windows which also boast cleverly hidden, internal Georgian wooden half-shutters, overlooking the formal gardens and other Georgian buildings in this historic circle with its castle at the centre, and views over to the Norman church.

Fourth Floor Master Bedroom and Large En-Suite

Ahead of you, at the top of the stairs, is the master bedroom. This room has lovely views over the old Castle gardens. Double doors from here, and a door from the landing, lead into a large en-suite – formerly one of the principal bedrooms of the house.

Attic Rooms

The final and fifth floor has two bedrooms with partially sloped ceilings and dormer windows, one to the front and one to the rear. There is a second shower room with window to the front of the property.

Long Garden and Lovely Views of the House

While the front of the house in the context of the Crescent is elegant and striking – numbers 4 & 5 were both once the home and studio of the celebrated photographer, Lillian Ream – the rear of the property is sunny south facing and equally lovely. The garden has several mature fruit trees providing privacy. A path leads to a secure gate at the rear, and into a cul de sac with private, single garage belonging to the property, and access to bins.

Historic Location

The Crescent itself is named in a Pevsner architectural guide from the 1940s, with the nearby Georgian riverside street, known as The Brink area, described as one of the finest Georgian brick streets in England. Local builder, Joseph Medworth, built this unique circular crescent between 1791 and 1793, with this property one of the earliest and grandest. “The setting of this house is remarkable,” say the vendors, “overlooking the Georgian buildings and the Regency mansion on the site of the old castle, and while it is a stone’s throw from the market square and shopping areas, it is a quiet area.”

Transport Links

There is a mainline train station at March, a twenty-minute drive away, with direct trains to Stansted airport, Peterborough for north-south and cross-country mainline, with onward fast trains to London King’s Cross and a total journey time of 1 hour 15 minutes, and Cambridge 30 minutes away. There are other stations at Watlington, with direct services to London, as well as Ely, which is only 25 minutes away, and King’s Lynn, another Georgian gem, 25 minutes by car.





















INFORMATION



On The Doorstep

There are good local services and schools, including the prestigious Wisbech Grammar School, and lovely walks along the River Nene, which runs through the heart of this historic Georgian Market Town. Wisbech lies 21 miles east of the popular city of Peterborough. Peckover House and Gardens is a National Trust property located in the North Brink and offers wonderful walks and overnight stays.

How Far Is It To?

The Hanseatic town of King's Lynn with its excellent shopping and leisure facilities is located 14 miles north east. Following on from here, the popular North Norfolk coastline is less than an hour away and offers an abundance of pretty coastal villages to explore. Downham Market, 14 miles to the east, has direct rail service into London's King's Cross, which can also be boarded in King's Lynn. Norwich with its International Airport is 1.5 hours drive away.

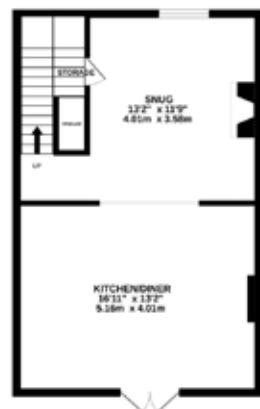
Directions

Leave Fakenham on the A148 Creak Road. At the Knights Hill Roundabout take the 1st exit onto Queen Elizabeth Way and continue to follow this road. At Hardwick roundabout take the 1st exit onto the A47 to Swaffham/Wisbech and Sleaford. Continue to follow the A47 and at the roundabout take the 3rd exit onto Lynn Road. At Freedom Bridge roundabout take the 3rd exit onto Nene Quay/B198. Turn left onto Bridge Street, straight onto York Row. Turn left onto Union Place and follow the road round to The Crescent.

Services, District Council and Tenure

Gas Central Heating, Mains Water, Mains Drainage
Broadband Available - please see www.openreach.com/fibre-checker
Mobile Phone Reception - varies depending on network provider
Please see www.checker.ofcom.org.uk
Fenland District Council - Band D
Freehold

BASEMENT LEVEL
643 sq.ft. (59.8 sq.m.) approx.



GROUND FLOOR
490 sq.ft. (45.6 sq.m.) approx.



1ST FLOOR
489 sq.ft. (45.4 sq.m.) approx.



2ND FLOOR
448 sq.ft. (41.4 sq.m.) approx.



3RD FLOOR
348 sq.ft. (32.3 sq.m.) approx.



TOTAL FLOOR AREA : 2214 sq.ft. (205.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2022



Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. For a free valuation, contact the numbers listed on the brochure.



FINE & COUNTRY

Fine & Country is a global network of estate agencies specialising in the marketing, sale and rental of luxury residential property. With offices in the UK, Australia, Egypt, France, Hungary, Italy, Malta, Namibia, Portugal, South Africa, Spain, The Channel Islands, UAE, USA and West Africa we combine the widespread exposure of the international marketplace with the local expertise and knowledge of carefully selected independent property professionals.

Fine & Country appreciates the most exclusive properties require a more compelling, sophisticated and intelligent presentation - leading to a common, yet uniquely exercised and successful strategy emphasising the lifestyle qualities of the property.

This unique approach to luxury homes marketing delivers high quality, intelligent and creative concepts for property promotion combined with the latest technology and marketing techniques.

We understand moving home is one of the most important decisions you make; your home is both a financial and emotional investment. With Fine & Country you benefit from the local knowledge, experience, expertise and contacts of a well trained, educated and courteous team of professionals, working to make the sale or purchase of your property as stress free as possible.

THE FINE & COUNTRY
FOUNDATION

Fine & Country Foundation, charity no. 1160989

Striving to relieve homelessness.

To find out more please visit fineandcountry.com/uk/foundation



follow Fine & Country Fakenham
on



Fine & Country Fakenham
1 Bridge Street, Fakenham, NR21 9AG
01328 854190 | fakenham@fineandcountry.com

