

3 Bedroom Detached House for Sale - £250,000

Clarence Road, Wisbech, Cambs, PE13 2ED



KEY FEATURES

- Beautiful detached house
 - FULLY RENOVATED over recent years
 - 3 Bedrooms
 - UPGRADED kitchen with pantry
 - UPGRADED utility room
 - UPGRADED bathroom & W.C.
 - Decorated + new flooring throughout
 - Off road parking + GARAGE
 - Enclosed rear garden
- Viewing essential!

Description

SIMPLY STUNNING...! This beautiful family home has been **FULLY RENOVATED** throughout over recent years & is in excellent condition!

There is a welcoming hallway that has doors leading into the 23 FT spacious, double aspect lounge & also into the **UPGRADED** kitchen. The kitchen has lovely worktops, a built in oven, hob + extractor, an integrated dishwasher, a good sized **PANTRY** & a useful storage cupboard. There is also an **UPGRADED** utility room & W.C completing the ground floor. Moving upstairs there are 3 bedrooms & the family bathroom.

The property benefits from having gas central heating + electric underfloor heating in the kitchen, utility room & W.C. The property has been decorated & has new flooring throughout.

Outside there is multiple off road parking & a garage to the front. There is side access into the fully enclosed rear garden that includes a patio + lawn.

Location - The home is tucked away on the outskirts of the Cambridgeshire town of Wisbech & is close to schools, amenities & Wisbech Park.

Contact us **TODAY** to arrange a viewing to avoid disappointment!

Ground Floor

Porch -

Hall -

Lounge/Diner - 23' 11" x 12' 5" (7.29m x 3.81m)

Kitchen - 9' 10" x 8' 5" (3m x 2.59m)

Utility Room - 7' 6" x 5' 10" (2.29m x 1.8m)

W.C. -

First Floor

Landing -

Bedroom 1 - 12' 5" x 11' 1" (3.81m x 3.38m)

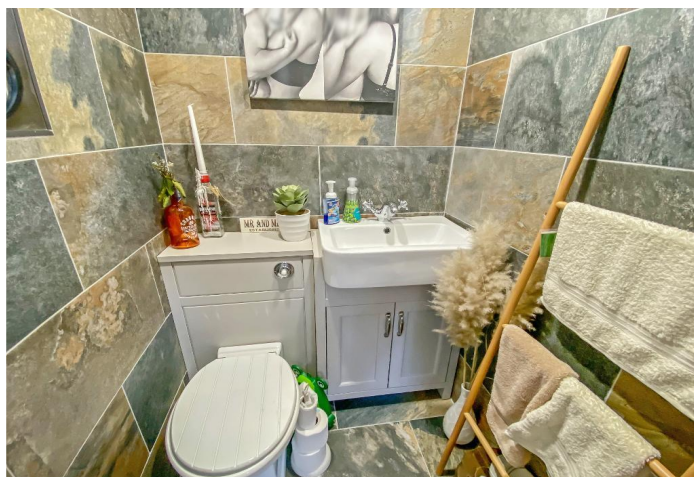
Bedroom 2 - 10' 11" x 10' 11" (3.35m x 3.35m)

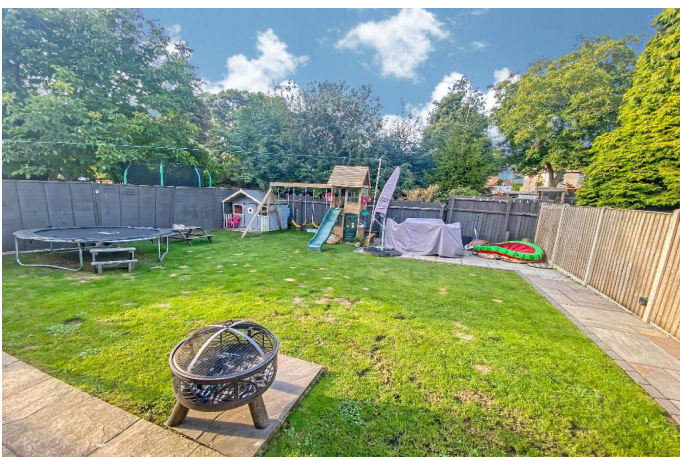
Bedroom 3 - 8' 11" x 7' 4" (2.72m x 2.26m)

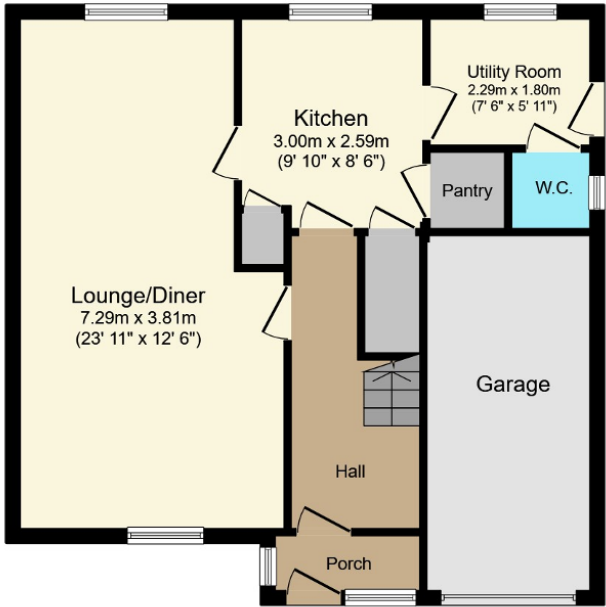
Bathroom - 7' 1" x 6' 7" (2.18m x 2.01m)

Exterior

Garage -

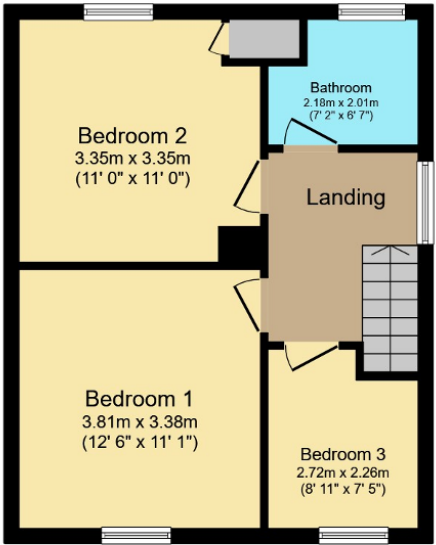






Ground Floor

Floor area 63.3 sq.m. (681 sq.ft.) approx



First Floor

Floor area 41.6 sq.m. (448 sq.ft.) approx

Total floor area 104.8 sq.m. (1,128 sq.ft.) approx

This Floor Plan is for illustration purposes only and may not be representative of the property. The position and size of doors, windows and other features are approximate. Unauthorized reproduction prohibited. © PropertyBOX

Additional Photos



Energy Efficiency

Energy Efficiency Rating

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		80 C
55-68	D	62 D	
39-54	E		
21-38	F		
1-20	G		