

**ROBERT
HALE
HOMES FOR
SALE**

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WISBECH

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7 DAYS

WISBECH 465222

MARCH 652785

NAEA NETWORK

OVER 1000 OFFICES



**1, HOLME FARM
FRANKS LANE
NEWTON, PE13 5HN**

THE PROPERTY:

A PROJECT, IN A WONDERFUL REMOTE RURAL LOCATION IN THE MIDDLE OF THE FENS! * A TWO DOUBLE BEDROOMED SEMI-DETACHED HOUSE FOR FULL REFURBISHMENT ON A LARGE PLOT WITH NO NEAR NEIGHBOURS (APART FROM THE ADJOINING SEMI) CASH BUYERS ONLY * GREAT POTENTIAL SO VIEW QUICKLY!

THE PRICE:

£175,000 FREEHOLD

EPC BAND

REF.8898

SELLING? FREE, FREE, VALUATIONS!

For your own peace of mind, always have an independent survey,
and always test all systems and appliances!
Items displayed in photographs may not necessarily be included.



REF:8898 1, HOLME FARM, FRANKS LANE, NEWTON.

COUNCIL TAX: BAND A FENLAND DISTRICT COUNCIL

HOW TO GET THERE: From the Wisbech town centre roundabout take the A1101 Long Sutton/Sleaford exit over Freedom Bridge. Follow the road for about 2.7 miles then turn left signed Newton & Tydd St Giles. Follow the main road for about 1.8 miles and then turn right into Franks Lane , the property is the first pair of semi-detached houses on the left hand side.

THE ACCOMMODATION: (Dimensions given are approximate only)

ENTRANCE LOBBY:

ENTRANCE HALL: With stairway off.

LOUNGE/DINER: 21' (max) x 17' 9" (max) 'L' shaped.

KITCHEN/UTILITY ROOM: 17' (max) x 8' (max).

FIRST FLOOR:

LANDING:

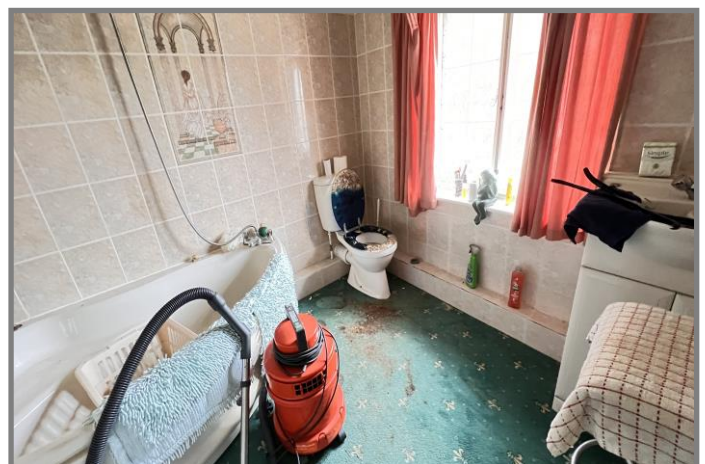
BATHROOM/W.C.:

BEDROOM NO 1: 13' 10" (max) x 9' 1" (max).

BEDROOM NO 2: 11' 9" (max) x 9' 7" (max).

OUTSIDE:

GARDENS: A large rural plot, backing onto open fields and with no immediate neighbours apart from the adjoining semi.



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