

**ROBERT
HALE
HOMES FOR
SALE**

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7 DAYS

WISBECH 465222

MARCH 652785

NAEA NETWORK

OVER 1000 OFFICES



**9 KINGSWAY
WALSOKEN, PE13 3DU**

THE PROPERTY: A VERY DECEPTIVE VERY SPACIOUS EXTENDED BEAUTIFULLY PRESENTED THREE BEDROOM DETACHED BUNGALOW ON A LARGE PLOT TUCKED AWAY AT THE END OF THIS HIGHLY SOUGHT AFTER RESIDENTIAL CUL-DE-SAC *SUPERB 21' FITTED KITCHEN WITH BUILT IN OVEN & HOB *350 SQ FT LOUNGE *GAS FIRED CENTRAL HEATING * DOUBLE GLAZING * 19' GARAGE PLUS MULTI VEHICLE OFF ROAD PARKING PLUS POTENTIAL FOR EVEN MORE PARKING *GENEROUS GARDENS SURROUND THE BUNGALOW! *THIS PROPERTY IS A HIDDEN GEM AND REALLY MUST BE VIEWED TO BE APPRECIATED!!

THE PRICE: £325,000 FREEHOLD EPC BAND D REF. 8900

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: 8900 9 KINGSWAY, WALSOKEN, WISBECH

COUNCIL TAX: BAND D KINGS LYNN & W.N. COUNCIL

HOW TO GET THERE: From the Wisbech office turn right into the A1101 dual carriageway Downham Market Road. At the next set of traffic lights turn left into Norwich Road. Follow the road for about 1.2 miles then turn right into Blackbear Lane. Then turn first right into Kingsway. Then first left into a cul-de-sac.

THE ACCOMMODATION: (Dimensions given are approximate only)

ENTRANCE LOBBY: With tiled floor.

SPACIOUS ENTRANCE HALL: With LVT floor, access to loft, built in airing cupboard housing hot water cylinder with immersion heater, built in store cupboard.

LOUNGE/DINER: 19' (max) x 18'5" (max) 'L' shaped with LVT floor, double glazed french doors to rear garden.

FITTED KITCHEN/DINER: 21'6" (max) x 15' (max) With built in electric hob, built in electric double oven, electric hob hood, part tiled walls, breakfast bar with cupboards under, inset single drainer ceramic sink unit with mixer tap and cupboard under, preparation surfaces with drawers and cupboards under, space/plumbing for dishwasher, space/plumbing for automatic washing machine, space for condensing tumble drier, range of wall cupboards, built in larder cupboard, built in broom cupboard, wall cupboard housing Worcester gas fired wall mounted central heating boiler.

BATHROOM/W.C./SHOWER ROOM: With tiled floor, low level w.c., integrated hand wash basin with mixer tap and drawers under, panelled bath, part tiled walls, tiled and screened shower cubicle with Triton electric shower.

BEDROOM NO 1: 12' (max) x 11'4" (max)

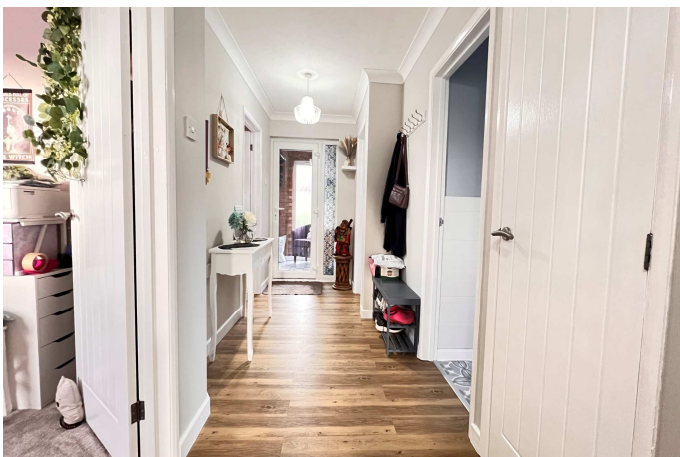
BEDROOM NO 2: 10'10" (max) x 9'5" (max)

BEDROOM NO 3: 10'2" (max) x 8'1" (max)

OUTSIDE: **TIMBER STORE SHED: SECURITY LIGHTS: GREEN HOUSE;**

GARAGE: 19'3" (max) x 9'1" (max) With up and over door, power and lighting, personal door.

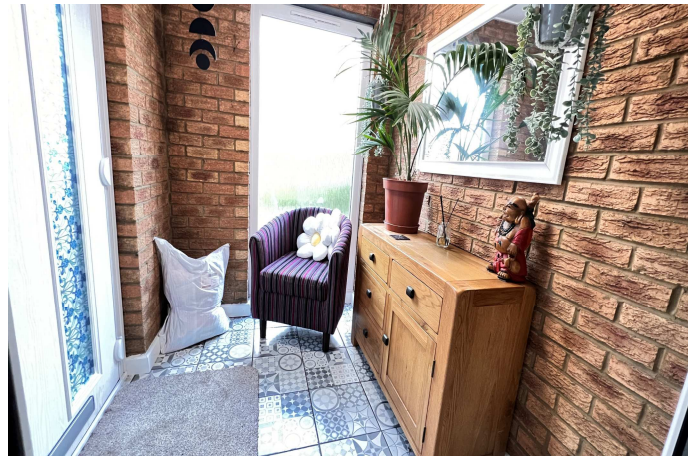
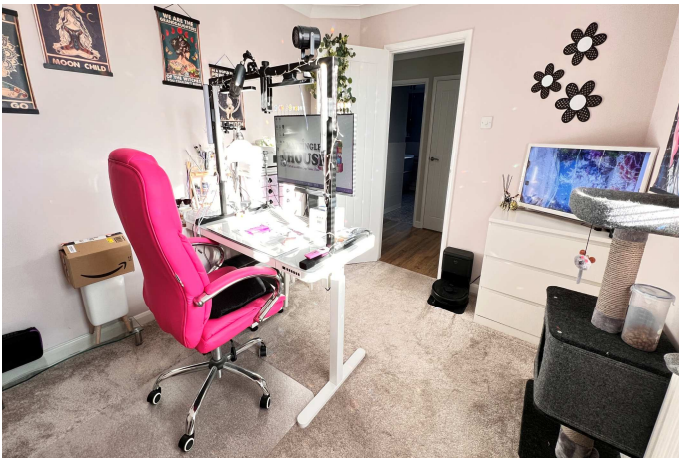
GARDENS: To front down to a multi vehicle off road parking area with beds, borders. A concrete pathway to side leading through a wrought iron gate to rear. Timber gates to the other side of the bungalow also give access to the rear. Generous enclosed gardens to rear laid to lawn with numerous trees, shrubs, borders, beds, pathways and an extensive paved patio.



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Kingsway.

