



Falcon House, Falcon Road,
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WISBECH

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7 DAYS

WISBECH 465222

MARCH 652785

NAEA NETWORK

OVER 1000 OFFICES



**8, PRINCE STREET
WISBECH
PE13 2AY**

THE PROPERTY: VERY DECEPTIVE, WELL PRESENTED, TWO BEDROOMED TERRACED HOUSE, SITUATED IN A RESIDENTIAL CUL DE SAC CLOSE TO THE LOCAL SCHOOL & THE TOWN CENTRE * 22' LOUNGE * 17' FITTED KITCHEN WITH BUILT IN OVEN & HOB * GAS FIRED CENTRAL HEATING COMBI BOILER * DOUBLE GLAZING * ENCLOSED GARDENS TO REAR * IDEAL FIRST TIME BUY OR INVESTMENT AS A BUY TO LET * VIEW QUICKLY!

THE PRICE:

£119,995

FREEHOLD EPC BAND C

REF. 8947

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: 8947 8, PRINCE STREET, WISBECH

COUNCIL TAX: BAND A FENLAND DISTRICT COUNCIL

HOW TO GET THERE: From the Wisbech office turn right onto the dual carriageway. At the next set of traffic lights turn left into Norwich Road. Then turn third right into Prince Street. The property is on the left hand side.

THE ACCOMMODATION: (Dimensions given are approximate only)

LOUNGE/DINER: 22'5"(max) x 11'7"(max) with feature reconstituted stone fire surround, open riser stairway off;

KITCHEN/BREAKFAST ROOM: 17'5"(max) x 11'8"(max) with inset stainless steel single drainer sink unit with cupboards under, built in electric hob, electric hob hood, built in double oven, preparation surfaces with drawers & cupboards under, range of wall cupboards, plumbing for automatic washing machine;

FIRST FLOOR:

LANDING: With access to part boarded loft with light point;

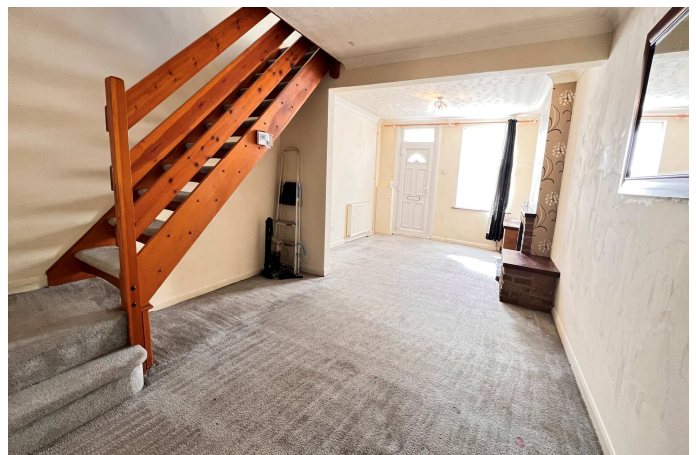
BATHROOM/W.C.: With low level w.c., panelled bath with mixer tap & shower attachment, heated towel rail, pedestal wash basin with tiled splash back, built in airing cupboard housing Baxi gas fired wall mounted combi boiler;

BEDROOM NO 1: 11'7"(max) x 8'3"(max) with spacious built in wardrobe/cupboard;

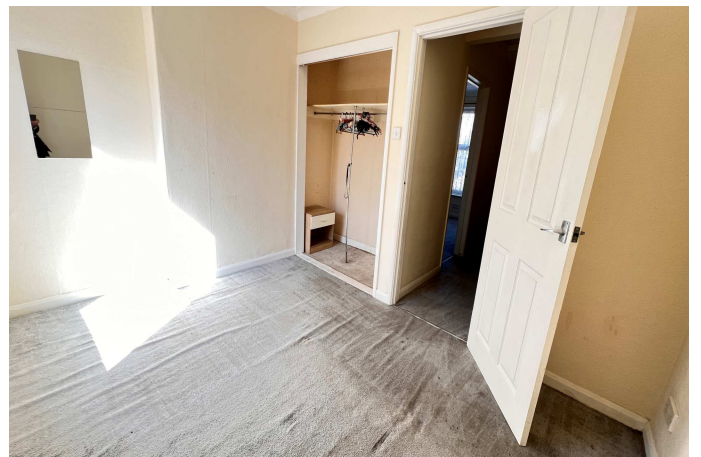
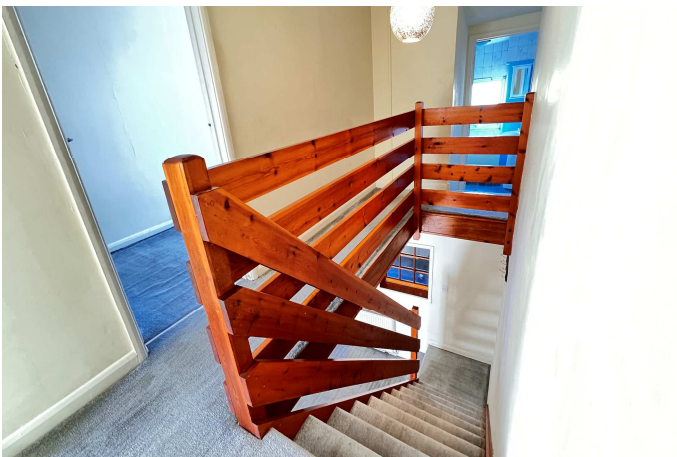
BEDROOM NO 2: 10'6"(max) x 5'5"(max);

OUTSIDE: TIMBER STORE SHED: COLD WATER TAP:

GARDENS: Enclosed gardens to rear, part laid to lawn with concrete patio/courtyard;



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