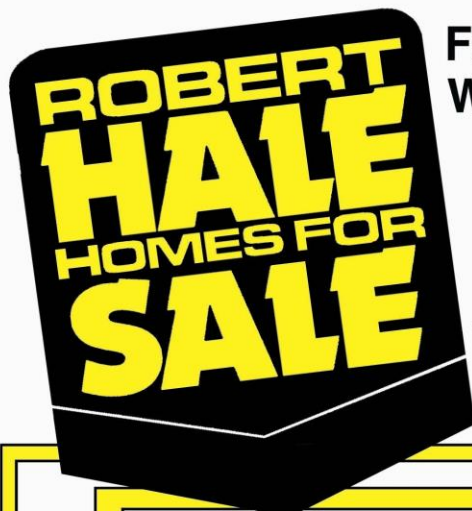




Falcon House, Falcon Road,
Wisbech, Cambs. PE13 1AU

WISBECH

01945 465222

E-mail:

wisbech@robert-hale-homes.co.uk

Website:

www.robert-hale-homes.co.uk

7 DAYS

WISBECH 465222

MARCH 652785

NAEA NETWORK

OVER 1000 OFFICES



**19, WILBERFORCE ROAD
WISBECH, PE13 2EU**

THE PROPERTY: AN IMPOSING, DECEPTIVELY SPACIOUS TWO DOUBLE BEDROOMED SEMI DETACHED HOUSE SITUATED ON A GENEROUS CORNER PLOT WITH EASY ACCESS TO TOWN & SCHOOLS * 19' KITCHEN * SEPARATE DINING ROOM * USEFUL GROUND FLOOR CLOAKROOM/W.C. * GAS FIRED CENTRAL HEATING * DOUBLE GLAZING * GENEROUS ENCLOSED GARDENS TO REAR * MULTI VEHICLE OFF ROAD PARKING WITH EASY ACCESS FROM THE ROAD THROUGH DOUBLE GATES * IDEAL FIRST TIME BUY OR INVESTMENT * VIEW QUICKLY!

THE PRICE: £195,000 FREEHOLD EPC BAND D

REF. 9004

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: 9004 19, WILBERFORCE ROAD, WISBECH

COUNCIL TAX: BAND B FENLAND DISTRICT COUNCIL

HOW TO GET THERE: From the Wisbech office turn right onto the dual carriageway. At the second set of traffic lights turn left into Norwich Road. Then turn third left into Bowthorpe Road, then first right into Wilberforce Road.

THE ACCOMMODATION: (Dimensions given are approximate only)

LOUNGE: 13'4"(max) x 12'9"(max) with bay window, feature fire surround enclosing an electric fire;

INNER HALL: With stairway off;

DINING ROOM: 13'5"(max) x 11'5"(max) with feature fire surround enclosing an electric fire;

KITCHEN/BREAKFAST ROOM:

19'(max) x 9'2"(max) with electric cooker, part tiled walls, range of wall cupboards, preparation surfaces with drawers & cupboards under, space/plumbing for automatic washing machine & dishwasher, inset stainless steel single drainer sink unit with mixer tap & cupboards under;

GROUND FLOOR CLOAKROOM/W.C.:

With low level w.c., hand wash basin, part tiled walls;

REAR ENTRANCE LOBBY:

FIRST FLOOR:

LANDING:

BATHROOM/W.C.: With shower/bath with mixer tap & shower attachment, inset hand wash basin with mixer tap & cupboards under, low level w.c., extractor fan, part tiled walls, fitted airing cupboard housing LOGIC gas fired wall mounted combi boiler, heated towel rail;

BEDROOM NO 1: 11'6"(max) x 11'(max) with full width range of fitted wardrobes/cupboards;

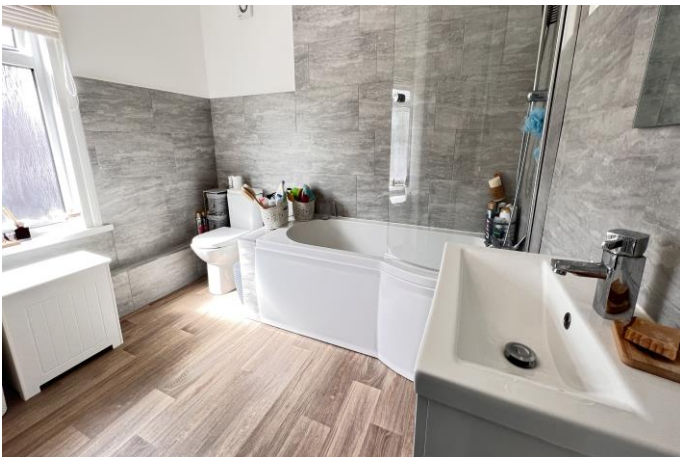
BEDROOM NO 2: 11'6"(max) x 10'6"(max);

OUTSIDE: **COLD WATER TAP: OUTSIDE LANTERN:**

GARDENS: Ro front, down to shingle with a concrete pathway to the front entrance door. Attractive enclosed gardens to rear laid to lawn with paved patio, slate chippings, paved pathways and a block paved/concrete/shingle multi vehicle off road parking space, accessed by the timber double gates from Wilberforce Road.



REF. 9004 19, WILBERFORCE ROAD, WISBECH



REF. 9004., 19, WILBERFORCE ROAD, WISBECH

