





Wisbech Road, Outwell, Wisbech, PE14 8PA

welcome to

Wisbech Road, Outwell, Wisbech

ATTENTION INVESTMENT BUYERS! A one bedroom apartment located in the village of Outwell offering NO ONWARD CHAIN! The property is MODERN throughout, boasting a contemporary open plan kitchen/living space, bedroom & bathroom, plus ALLOCATED PARKING!













Accommodation:

Entrance Hall

Two storage cupboards.

Open Plan Kitchen/ Living Area

10' 10" x 12' 11" (3.30m x 3.94m)

This modern, fitted kitchen includes both wall & base units with work surfaces over, a stainless steel sink & drainer unit, a low-level electric oven & an electric hob with stainless steel cooker hood over. There is also space & plumbing for a washing machine & space for a fridge/freezer. Electric radiator. Two double-glazed windows to the side & one to the front.

Bedroom

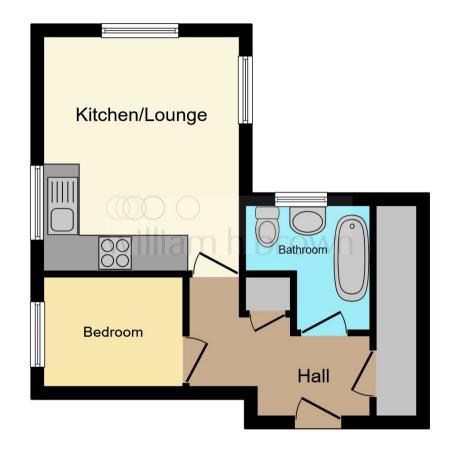
7' 8" x 6' 1" ($2.34m \times 1.85m$) Double-glazed window to the side. Electric radiator.

Bathroom

Fitted with WC, pedestal wash hand basin & bath with electric shower over. Double-glazed window to the front.

Outside

To the rear of the property, you will find one allocated parking space.



This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com





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Wisbech Road, Outwell, Wisbech

- One bedroom apartment
- CHAIN FREE
- Open plan kitchen/living space
- Allocated parking
- Village location only a short distance from the nearby towns

Tenure: Leasehold EPC Rating: D

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£50,000









Please note the marker reflects the postcode not the actual property

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Property Ref: DHM111757 - 0002 1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.



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