



**Main Road, Three Holes, Wisbech, PE14 9JS**



**welcome to**

## **Main Road, Three Holes, Wisbech**

Situated on a generous plot, lies this 3 bedroom detached house located within the rural village of Three Holes. The property boasts 3 reception rooms, an open plan kitchen/diner, 3 generous bedrooms & bathroom, plus mature gardens, plenty of off-road parking & two garages.



**Accommodation:**

Double-glazed entrance door to:

**Entrance Hall**

Door to the front. Radiator.

**Lounge**

14' 9" x 10' 8" ( 4.50m x 3.25m )

Double-glazed window to the rear. Two radiators.

Television point. Fireplace. French doors opening to:

**Conservatory**

11' 9" x 11' 3" ( 3.58m x 3.43m )

Of uPVC construction. Radiator. Tiled flooring.

Double-glazed windows to the sides & rear. Double-

glazed French doors to the rear leading to the rear garden.

**Dining Room**

11' x 10' 5" ( 3.35m x 3.17m )

Double-glazed window to the rear. Radiator.

**Open Plan Kitchen/Dining Space**

22' 7" x 10' 9" ( 6.88m x 3.28m )

**Kitchen Area**

This fitted kitchen includes both wall & base units with work surfaces over, a composite sink & drainer unit, and a range-style cooker inset into a feature, exposed brick wall. There is also space for an under-counter fridge, as well as space & plumbing for a dishwasher. Utility cupboard housing washing machine. Double-glazed window to the rear.

**Dining Area**

Double-glazed window to the front. Radiator.

Television point.

**Rear Lobby**

Door leading to integral garage. Double-glazed door leading to the rear garden.

**Cloakroom**

Fitted with WC & wash hand basin. Double-glazed window to the rear.

**First Floor Landing**

Stairs from the entrance hall. Airing cupboard. Loft access.

**Bedroom One**

10' 9" x 15' ( 3.28m x 4.57m )

Double-glazed windows to the front & rear. Fitted wardrobes. Built-in wardrobe.

**Bedroom Two**

12' 9" x 8' 8" ( 3.89m x 2.64m )

Double-glazed window to the front. Radiator. Fitted wardrobes.

**Bedroom Three**

10' 8" x 7' 2" ( 3.25m x 2.18m )

Double-glazed window to the rear. Radiator.

**Bathroom**

Fitted with WC, wash hand basin & bath with mixer taps and shower over. Heated towel rail. Double-glazed window to the side.

**Outside**

A private driveway enclosed by laurel hedging leads to the large gravelled parking area, which provides off-road parking for several cars & leads to the two garages. The front garden is mainly laid to lawn, alongside various plants, shrubs & trees. The extremely well-maintained, mature rear garden is mainly laid to lawn, alongside an abundance of plants, shrubs, mature trees & fruit trees. The garden is nicely divided into different areas, including a shingled area & patio areas of different styles, and a garden pond, with a garden path leading through the middle of the garden. There is also a garden shed.

**Agent's Note**

Waste from the property is served by a cesspit of private supply & heating to the property is served by oil central heating. Please contact the branch for more information if required.



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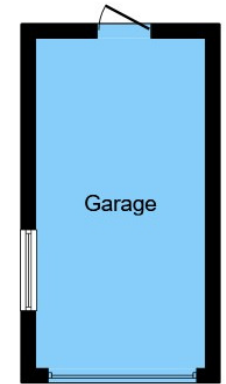




**Ground Floor**



**First Floor**



**Garage**

This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.



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## **Main Road, Three Holes, Wisbech**

- 3 bedroom detached house
- Lounge, dining room + conservatory
- WC + family bathroom
- Mature rear garden
- Ample off-road parking

Tenure: Freehold EPC Rating: E  
Council Tax Band: C

**£400,000**



Please note the marker reflects the  
postcode not the actual property

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Property Ref:  
DHM112181 - 0003

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