



Gote Lane, Gorefield
PE13 4NJ

BROWN & CO



Gote Lane, Gorefield, PE13 4NJ

Link detached property

Three/four bedrooms

Generous accomodation

Fantastic village setting

Fantastic kitchen/breakfast room

Ground floor shower room

Garage and off-road parking

Well presented throughout

Viewing highly recommended



Brown & Co offers a spacious and versatile three/four-bedroom property, situated in a peaceful village setting on Gote Lane, Gorefield. The property has been extended twice to provide generous accommodation which should be viewed to appreciate fully.

The Property

Internally, the accommodation comprises an entrance hallway, a large L-shaped sitting room with dining room extension, and a kitchen breakfast room fitted with a modern kitchen. There is a study/family room which could also serve as a ground floor bedroom, a very spacious conservatory, utility room, and ground floor shower room.

Upstairs are three bedrooms and a modern family bathroom. Overall the presentation is superb throughout and viewing is recommended.

Outside

The property benefits from off-road parking on both sides of the house, as well as a detached garage to the front. The front garden is well maintained, while the rear garden has been landscaped for easy maintenance and includes a shed, greenhouse, and a planted rockery border.

The location

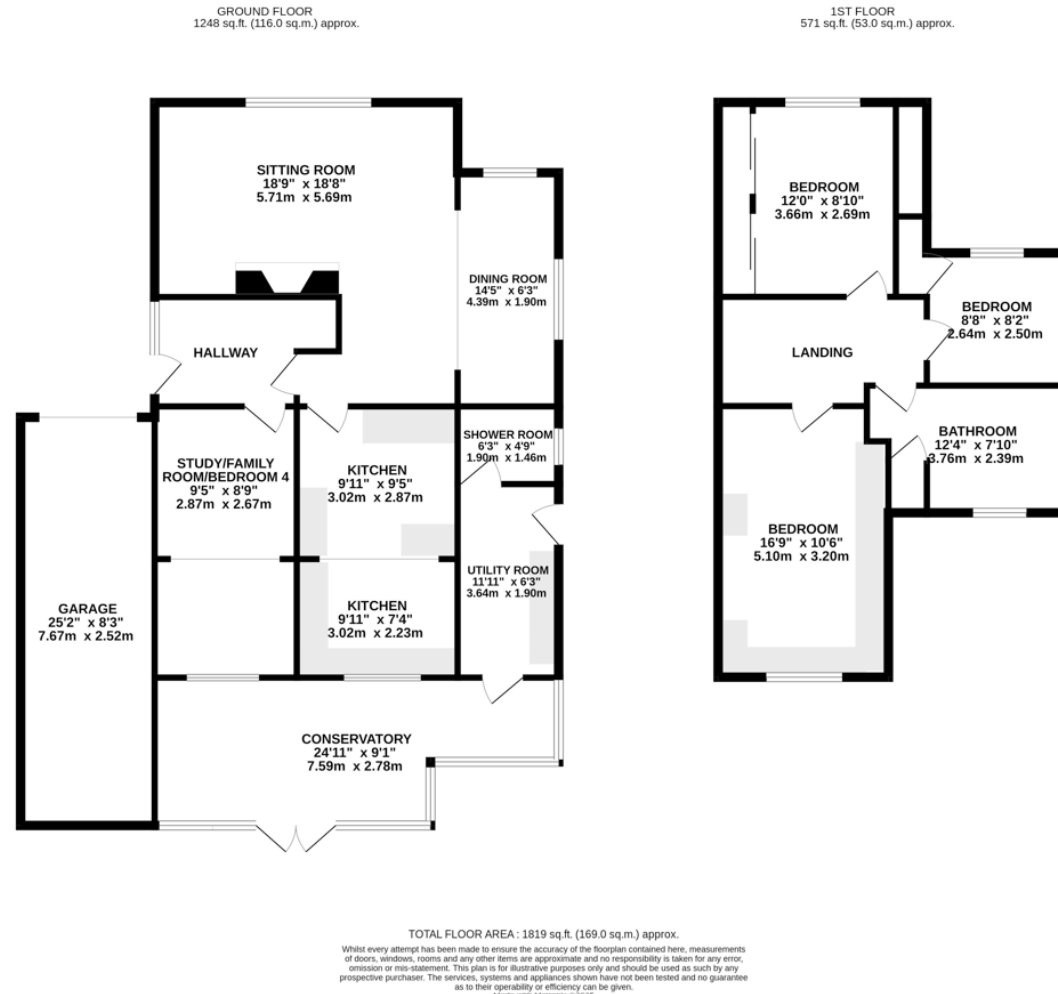
The property offers excellent internal space in a quiet village location, with first-hand viewing recommended to appreciate the flexibility and condition of the accommodation. Gorefield is a small rural village located in the Fenland district of Cambridgeshire, approximately 3 miles northwest of Wisbech. The village offers a peaceful countryside setting with a strong sense of community, while still providing convenient access to a range of local amenities. Gorefield itself has a primary school, village hall,

pub, and a selection of local services. Nearby Wisbech offers a wider variety of shops, supermarkets, healthcare facilities, and secondary schooling. The surrounding landscape is predominantly open farmland, offering attractive views and opportunities for walking and outdoor pursuits. The area is well connected by road, with links to Peterborough, King's Lynn, and Cambridge, making it a suitable choice for commuters seeking a quieter lifestyle within reach of larger towns and cities.

Services:

Gas central heating via LPG
Mains drainage
Mains electric

EPC: TBC
COUNCIL TAX BAND: C



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