



THE STORY OF

Cherry Tree House

Friday Bridge, Cambridgeshire

SOWERBYS

S

THE STORY OF

Cherry Tree House

Friday Bridge, Wisbech
Cambridgeshire, PE14 0HQ

Detached Family Home

Over 1900 Sq. Ft. of Living Space

Spacious Sitting Room with Dual-Aspect
Windows and a Gas Fireplace

Newly Appointed Kitchen and Dining Room

Sunroom and Ground-Floor Shower Room

Three Double Bedrooms

Elegant Family Bathroom

Principal Bedroom with En-Suite and Dressing Room

Double Garage and Ample Off-Road Parking

Fully Enclosed and Landscaped Rear
Garden Backing onto Fields

SOWERBYS KING'S LYNN OFFICE

01553 766741

kingslynn@sowerbys.com



“We’d describe our home as spacious,
peaceful and homely.”

Over the past seven years, Cherry Tree House has been fully modernised, becoming the backdrop for many cherished memories. Now, all that’s needed is for someone new to move in and start enjoying life right away.

Set back from the main road, the property benefits from a purple hedge in the front, providing extra privacy. Located on the edge of the village, it enjoys an added sense of tranquility.

The bright and airy kitchen dining room is perfect for family gatherings. The kitchen can be closed off for those experimental cooking days or opened up

to create a sociable space for family and friends.

The sitting room feels spacious yet cosy and warm. Dual-aspect windows keep it bright and airy, whilst the electric fireplace adds a touch of comfort.

Upstairs, the bright landing leads to three generously sized bedrooms and a beautifully appointed family bathroom. The main bedroom features its own en-suite and a walk-in dressing room.

Completing the interior, you’ll find a spacious utility room, a sunroom, and a convenient downstairs shower room.







The outside space has also been enhanced. At the front, a long driveway provides ample parking, while the lawn and purple hedge add extra privacy. Through the gate, the drive continues to a double garage, now equipped with an electric charging point.

Behind the garage, a separate office caters perfectly to those needing to work from home. Additionally, a lovely patio area is ideal for al-fresco dining, and the lawn offers space for both young and old to enjoy outdoor activities.

This beautiful family home, a spacious three-bedroom property in a quiet location with fields at the rear, ample parking, and a high standard of presentation, is now ready to welcome new owners.



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Copyright V360 Ltd 2023 | www.houseviz.com

ALL THE REASONS



Wisbech

IN CAMBRIDGESHIRE
IS THE PLACE TO CALL HOME



Commonly known as the Capital of the Fens, the attractive and historic market town of Wisbech is renowned for its elegant

Georgian architecture. The town has an abundance of amenities to offer, such as a theatre, swimming pool, library, good schools and the Horsefair Shopping Centre. Browse the shops or visit the market on a Thursday or Saturday with a wide range of traders offering locally grown produce and plants.

Explore the surroundings by taking a leisurely walk through the tranquil gardens in the heart of the town centre, which have been awarded a commendation award for Innovation for its links to the town's Merchant Trail. The Merchant's trail shares the history of the many famous characters of the town, telling the story of how Wisbech became one of the most prosperous ports in the country during the 18th and 19th centuries.

Wisbech Park is just a five minute walk from the town centre. Extending to over 12 acres, the facilities include tennis courts, bowls green, two children's play areas and a multi-use games area for five-a-side and basketball.

Once owned by a Quaker banking family for over 150 years, Peckover House and Gardens is a classic Georgian merchant's town house, which is certainly worth a visit. Now in the care of National Trust, Peckover House is an oasis hidden away from the town centre with two acres of beautiful Victorian gardens.

Perfectly situated to access all that Norfolk has to offer, from beaches to forests, yet still a stone's throw from our neighbouring counties and both King's Lynn and the city of Peterborough, possessing excellent rail links.

With copious history and a connected future, Wisbech is a market town to be envied.



Note from the Vendor



“My favourite view is that which looks out upon the meadow and fields at the back of the property - when the sun sets and rises the view is utterly beautiful.”

THE VENDOR



SERVICES CONNECTED

Mains water, electricity, gas and drainage.

COUNCIL TAX

Band D.

ENERGY EFFICIENCY RATING

C. Ref:- 2579-3038-6205-6134-1204

To retrieve the Energy Performance Certificate for this property please visit <https://find-energy-certificate.digital.communities.gov.uk/find-a-certificate/search-by-reference-number> and enter in the reference number above. Alternatively, the full certificate can be obtained through Sowerbys.

TENURE

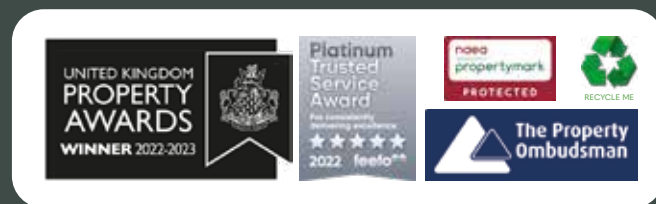
Freehold.

LOCATION

What3words: ///playback.autumn.partly

These particulars and measurements whilst believed to be accurate, are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give representation or warranty in respect of the property.

SOWERBYS



Sowerbys Estate Agents Limited is a company registered in England and Wales, company no: 05668606. Registered office 54 Westgate, Hunstanton, Norfolk, PE36 5EL