



Smeech Road, Marshland St. James Wisbech PE14 8JF

Welcome to

Smeeth Road, Marshland St. James Wisbech

MULTI-GENERATIONAL LIVING? Situated in a non-estate location, this modern detached bungalow provides flexible living space and includes an annexe which would be ideal for the grandparents or the independent teenager! The main bungalow comprises of entrance hall, lounge, refitted kitchen/breakfast room, utility room, reading room, cloakroom, orangery with underfloor heating, two double bedrooms, bedroom three/study and a refitted bathroom. The annexe comprises of kitchen, lounge and double bedroom with en-suite shower room. The property also benefits from owned solar panels, multi-vehicle off-road parking and open field views.





Entrance Hall

Lounge

11' 9" maximum x 17' 10" (3.58m maximum x 5.44m)

Kitchen/breakfast Room

11' 10" x 10' 9" (3.61m x 3.28m)

Utility Room

6' 11" x 9' 3" (2.11m x 2.82m)

Reading Room

Cloakroom

6' 2" x 2' 9" (1.88m x 0.84m)

Orangery

9' 2" x 21' 6" (2.79m x 6.55m)

Bedroom One

11' 9" into wardrobes x 12' 9" into wardrobes (3.58m into wardrobes x 3.89m into wardrobes)

Bedroom Two/dining Room

16' 3" x 8' 6" (4.95m x 2.59m)

Bedroom Three/study

7' 4" x 7' 9" (2.24m x 2.36m)

Bathroom

8' 2" x 6' 5" (2.49m x 1.96m)

Annexe

Bedroom

11' 10" x 8' 11" (3.61m x 2.72m)

En-Suite

7' 5" x 4' 1" (2.26m x 1.24m)

Kitchen

7' 6" x 7' 6" (2.29m x 2.29m)

Lounge

10' 6" x 12' 1" (3.20m x 3.68m)

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

Welcome to

Smeeth Road, Marshland St. James Wisbech

- Modern detached bungalow
- Two/three bedrooms
- Annexe
- Refitted kitchen and bathroom
- Field views

Tenure: Freehold EPC Rating: E

offers in excess of

£350,000

Directions to this property:

From Wisbech Freedom Bridge roundabout take the Lynn Road signposted Walsoken & Port Area. Head out of Wisbech and at the roundabout with the A47 take the second exit signposted Marshland St James. Continue along and at the "T" junction turn right and follow the road along for approximately 1.5 miles and then turn left onto Smeeth Road. Follow along where the property will be found on your left hand side.



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/WSB125799



Property Ref:
WSB125799 - 0004

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