



Hillburn Road, Wisbech PE13 2PL

Welcome to

Hillburn Road, Wisbech

LOOKING FOR A FAMILY HOME? Situated in a quiet cul de sac location just a short walk from the town centre, this established semi-detached house would be ideal for the growing family and viewing is highly recommended! With four bedrooms and two reception rooms, the property also benefits from a refitted kitchen, a refitted bathroom, a conservatory and off-road parking.





Ground Floor



First Floor

Entrance Hall

Utility Room

10' 6" plus door recess x 7' 4" (3.20m plus door recess x 2.24m)

Cloakroom

Lounge

14' excluding bay x 10' 11" maximum (4.27m excluding bay x 3.33m maximum)

Dining Room

13' 1" x 14' 4" maximum (3.99m x 4.37m maximum)

Kitchen

13' 1" x 11' 2" (3.99m x 3.40m)

Conservatory

10' 10" x 15' 9" (3.30m x 4.80m)

First Floor Landing

Bedroom One

13' 11" x 11' maximum (4.24m x 3.35m maximum)

Bedroom Two

13' 1" x 11' 5" excluding wardrobes (3.99m x 3.48m excluding wardrobes)

Bedroom Three

6' 10" plus door recess x 11' 2" (2.08m plus door recess x 3.40m)

Bedroom Four

10' maximum x 7' 10" maximum (3.05m maximum x 2.39m maximum)

Shower Room

5' 10" maximum x 6' 10" (1.78m maximum x 2.08m)

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

Hillburn Road, Wisbech

- Established semi-detached house
- Four bedrooms
- Two reception rooms
- Cul de sac location
- Close to town centre

Tenure: Freehold EPC Rating: C

£260,000

Directions to this property:

From the Wisbech Freedom Bridge roundabout take the A47 signposted Peterborough. At the traffic light proceed straight over and take the first turning into Somers Road, at the T Junction turn left into Queens Road, proceed along and turn right into Station Road, take the next right into Hillburn Rd where the property will be found on your right hand side. Look for our board!



Please note the marker reflects the postcode not the actual property

view this property online williambrown.co.uk/Property/WSB126171



Property Ref:
WSB126171 - 0004

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