



Victory Road, Wisbech PE13 2PU

Welcome to

Victory Road, Wisbech

Are you on the search for an amazing property that needs nothing more than a personal touch? I present to you our latest property on Victory Road, a 4 bedroom detached home in immaculate condition. Looking at the front of the home, on the left side is a large detached garage, gated driveway and side access to the rear garden. As you enter the property, you have the large dining room, to the right is the light living room. Looking ahead is also the entrance to the kitchen. Upon entering the kitchen you will see all the space you need with the 2 very big pantries. Walking through the kitchen you enter the downstairs toilet, and the utility space to the right. Book a viewing now and call us on 01945 464 451.





Ground Floor



First Floor

Entrance Hall

Lounge

11' 9" x 17' 5" (3.58m x 5.31m)

Dining Room

13' 11" x 11' 11" (4.24m x 3.63m)

Kitchen

10' x 12' 2" (3.05m x 3.71m)

Utility Room

8' 9" x 6' 6" (2.67m x 1.98m)

Downstairs Wc

First Floor Landing

Bedroom One

15' 9" max x 10' 4" max (4.80m max x 3.15m max)

Bedroom Two

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

Bedroom Three

11' 9" x 6' 8" (3.58m x 2.03m)

Bedroom Four

9' 11" max x 9' 11" min (3.02m max x 3.02m min)

Bath/Shower Room

Upstairs WC

Outside

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

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Victory Road, Wisbech

- 4 Bedrooms
- Immaculate Detached Family Home
- Detached Garage
- Rear Garden and Summer House
- Off-Road Gated Parking

Tenure: Freehold EPC Rating: D

£310,000



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/WSB126572



Property Ref:
WSB126572 - 0006

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



william h brown



01945 464451



Wisbech@williamhbrown.co.uk



20 High Street, WISBECH, Cambridgeshire,
PE13 1DE



williamhbrown.co.uk