



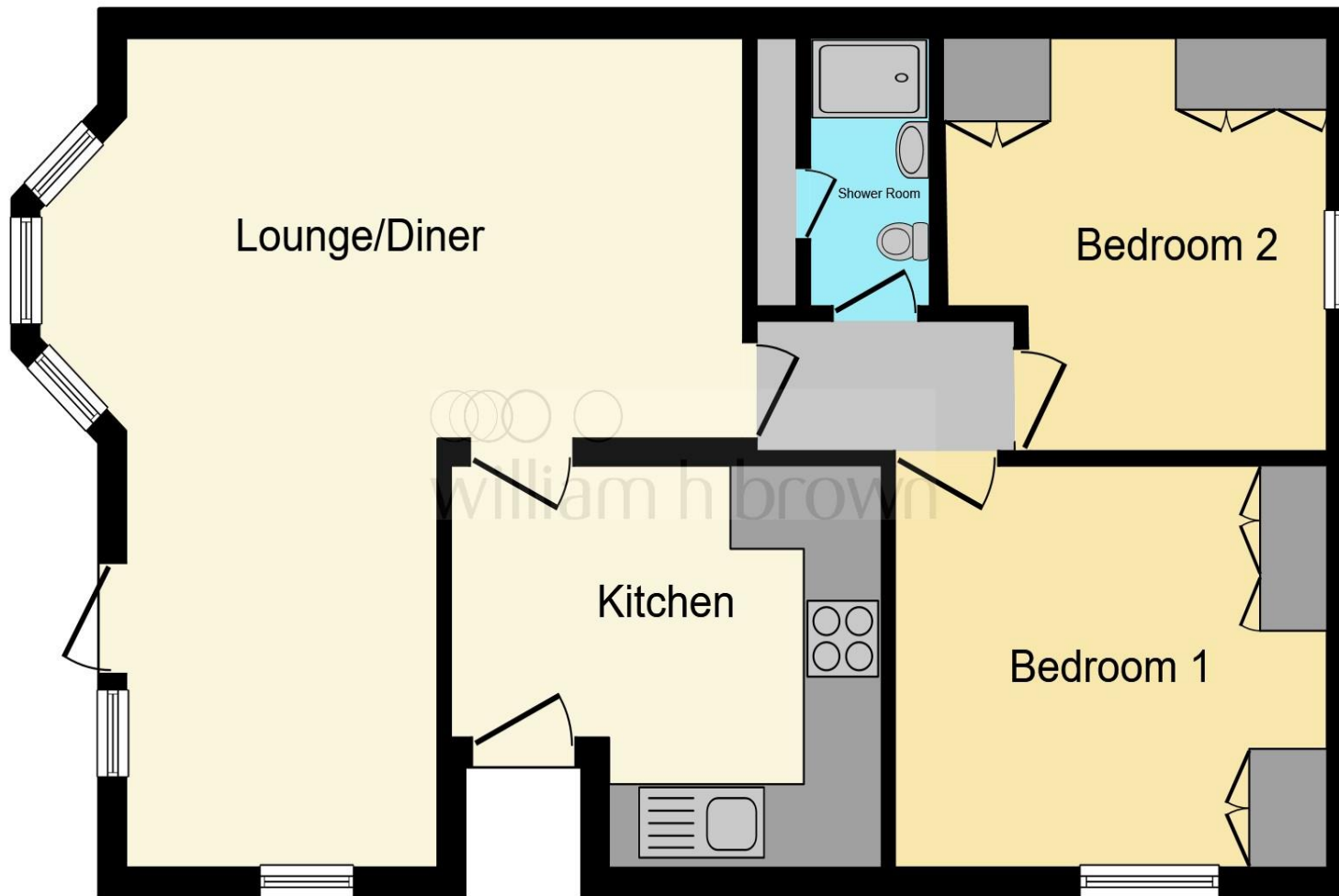
Fenland Village, Osborne Road, Wisbech PE13 3JR

Welcome to

Fenland Village, Osborne Road, Wisbech

Located on Fenland Village on Osborne Road, this well-maintained 2-bedroom park home offers comfortable and affordable living in a friendly residential community. Priced at £125,000, this home is ideal for those seeking a low-maintenance lifestyle in a well-connected location. Stepping inside, you'll find a bright and airy living space, perfect for relaxation. The modern kitchen is well-equipped, providing ample storage and workspace. Both bedrooms are well-sized, with plenty of natural light, creating peaceful retreats at the end of the day. The bathroom is in good condition, featuring a shower, hand basin, and WC. Externally, the property is well-kept with a manageable outdoor space, ideal for enjoying the fresh air. Set within Fenland Village, residents benefit from a community-driven environment while still being close to local amenities, transport links, and countryside walks. A fantastic opportunity for those looking to downsize or enjoy a relaxed, stress-free lifestyle-viewings are highly recommended!





Lounge

19' 6" max x 15' 9" max (5.94m max x 4.80m max)

Kitchen

11' x 9' 6" (3.35m x 2.90m)

Bedroom 1

9' 6" x 11' 1" (2.90m x 3.38m)

Bedroom 2

9' 5" x 9' 11" (2.87m x 3.02m)

Family Bathroom

Agents Note:

There are a number of obligations on both Sellers and Buyers when completing the process for purchasing a Park Home and we recommend taking advice from a Solicitor or other Professional - independent from the Seller or Site Owner - when buying a home.

Sites often have requirements specific to the purchase of a property and to 'the Site' in general, which could include paying the Site Owner's commission. Intending Purchasers should satisfy themselves about any such requirements including any specific restrictions on occupancy or residential use of the home.

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

Fenland Village Osborne Road, Wisbech

- 2-bedroom park home in Fenland Village
- Bright and spacious living area
- Modern kitchen
- Bathroom with shower, hand basin & WC
- Well-kept outdoor space for easy maintenance

Tenure: EPC Rating: Exempt

We are currently awaiting Tenure details. For further information please contact the branch. Please note additional fees could be incurred for items such as leasehold packs.

£120,000

Directions to this property:

From Wisbech Freedom Bridge roundabout, take the Lynn Road signposted Walsoken & Port Area. Proceed out of town and continue along. At the third set of traffic lights turn left into Mount Pleasant Road. Continue along for approximately half a mile and turn right into Osborne Road. Continue along, turn right into Fenland Village where the property will be found on the left hand side.



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/WSB127082



Property Ref:
WSB127082 - 0003

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.



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