



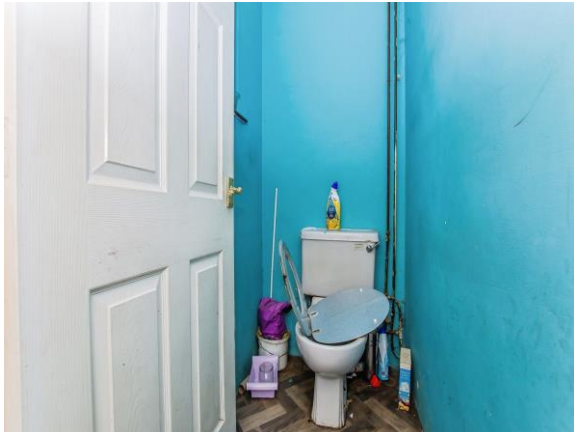
**De-Havilland Road, Wisbech, PE13 3AP**

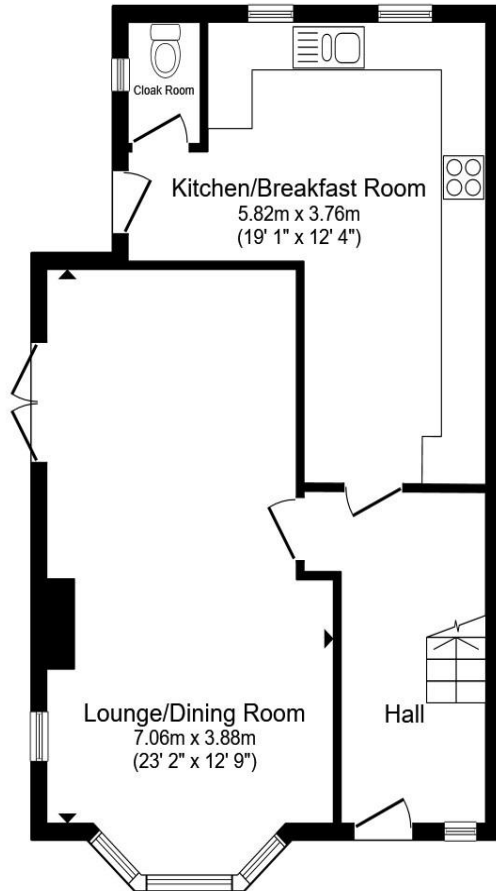


## **Welcome to**

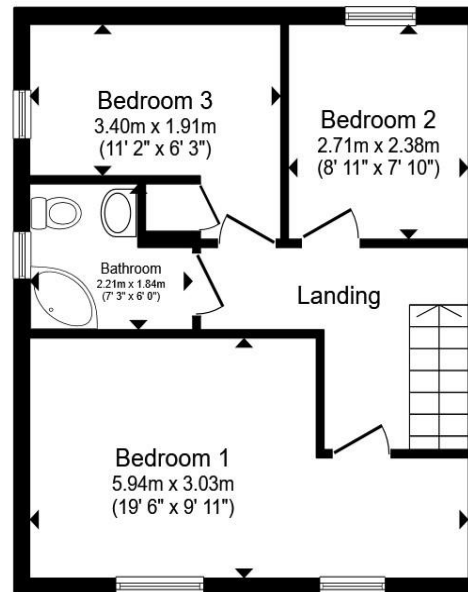
### **De-Havilland Road, Wisbech**

Situated close to the town centre, this established semi-detached house on De Havilland Road presents an excellent opportunity for buyers looking to refurbish and add value, offered with the advantage of no onward chain. The accommodation includes three bedrooms, a spacious 23' lounge/dining room providing excellent potential for open, family-friendly living, and the convenience of a downstairs toilet. The layout offers a solid foundation for modernisation, allowing purchasers to reconfigure and update to suit their own tastes and requirements. Externally, the property enjoys a traditional garden space and is within easy reach of shops, schools and transport links and has the potential for off-road parking (subject to the relevant planning permission). An ideal purchase for investors, builders, or owner-occupiers seeking a project home in a convenient and established location.





**Ground Floor**



**First Floor**

Total floor area 99.2 m<sup>2</sup> (1,068 sq.ft.) approx

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.propertybox.io](http://www.propertybox.io)

**Entrance Hall**

**Lounge/Dining Room**

**Kitchen**

**Separate Wc**

**First Floor Landing**

**Bedroom One**

**Bedroom Two**

**Bedroom Three**

**Bathroom**

**Agents Note:**

'Heating to the property is served by Electric. Please contact the branch for more details'

## Welcome to

### De-Havilland Road, Wisbech

- Established semi-detached house
- Three bedrooms
- Refurbishment required
- Close to town
- No onward chain

Tenure: Freehold EPC Rating: E  
Council Tax Band: A

offers in excess of

**£130,000**



Please note the marker reflects the  
postcode not the actual property

**view this property online** [williamhbrown.co.uk/Property/WSB128043](http://williamhbrown.co.uk/Property/WSB128043)



Property Ref:  
WSB128043 - 0004

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](mailto:Wisbech@williamhbrown.co.uk)



20 High Street, WISBECH, Cambridgeshire,  
PE13 1DE



**[williamhbrown.co.uk](http://williamhbrown.co.uk)**