



**Palmers Place, Wisbech PE13 2AJ**

## Welcome to

### Palmers Place, Wisbech

- NO FORWARD CHAIN
- INVESTMENT OPPORTUNITY
- Currently achieving £400 PCM
- Close to Town Centre
- Ensuite Bathroom

Tenure: Freehold EPC Rating: D

offers in excess of  
**£80,000**

CALLING ALL INVESTORS! Offering to the market this 1 bedroom end of terrace home located just outside of the town centre in the popular town of Wisbech.

This property has an open plan kitchen / lounge / diner as well as a cloakroom to the ground floor and a bedroom and ensuite bathroom to the first floor.

Outside is a small courtyard area to the front which has its own, gated access. There is also a communal car park which is available on a first come, first serve basis.

The property further benefits from NO FORWARD CHAIN and is currently achieving £400 PCM.

### Kitchen / Dining / Lounge

15' 1" x 13' 3" Max ( 4.60m x 4.04m Max )

### Cloakroom

### Bedroom

13' 2" x 15' 1" Max ( 4.01m x 4.60m Max )

### Ensuite Bathroom

### Courtyard Garden

**view this property online** [williamhbrown.co.uk/Property/WSB123962](http://williamhbrown.co.uk/Property/WSB123962)



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.

#### Property Ref:

WSB123962 - 0006

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