



3 NORTH BRINK

Wisbech, PE13 1JR

OFFERS IN REGION OF £325,000



COMMERCIAL | RESIDENTIAL | LETTINGS

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- Amazing Opportunity
- Former Impressive Bank
- 6490 SQ FT arranged over two floors with a basement
- Attractive Location
- Suit a variety of uses.
- Impressive Features Throughout
- Listed Historic Property
- Vacant Possession





Property Description

THE PROPERTY

**** AMAZING OPPORTUNITY **** Suit a variety of uses subject to the necessary consents. Historic former bank situated within an attractive location. Approx. 6490 SQ FT. Vacant possession offered.

Freehold

Grade 11 Listed

Vacant Possession

Currently planning for bank premises

THE LOCATION

Commonly known as the Capital of the Fens, the attractive and historic market town of Wisbech is renowned for its elegant Georgian architecture. The town has an abundance

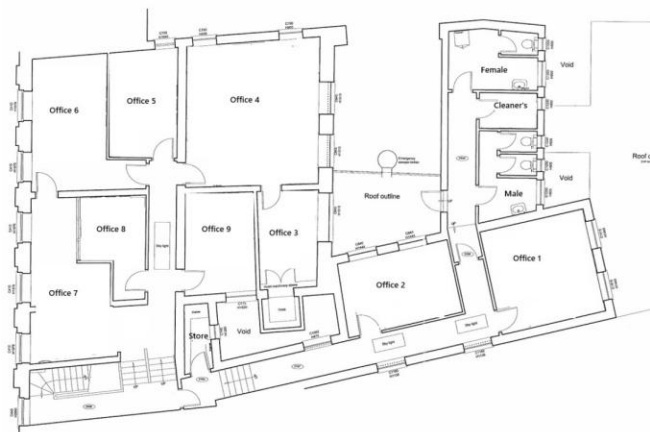
of amenities to offer, such as a theatre, swimming pool, library, good schools and the Horsefair Shopping Centre. Browse the shops or visit the market on a Thursday or Saturday with a wide range of traders offering locally grown produce and plants.

Explore the surroundings by taking a leisurely walk through the tranquil gardens in the heart of the town centre, which have been awarded a commendation award for Innovation for its links to the town's Merchant Trail. The Merchant's trail shares the history of the many famous characters of the town, telling the story of how Wisbech became one of the most prosperous ports in the country during the 18th and 19th centuries.

Wisbech Park is just a five minute walk from the town

centre. Extending to over 12 acres, the facilities include tennis courts, bowls green, two children's play areas and a multi-use games area for five-a-side and basketball.

Wisbech is a market town located in north-east of Cambridgeshire close to Lincolnshire/Norfolk border. It is approximately 14 miles west of Kings Lynn, 22 miles east of Peterborough, 40 miles north of Cambridge and 55 miles west of Norwich. It is situated within the Cambridgeshire Fens, an established food produce/growing area subsequently there are many commercial occupiers in the area associated with the food industry.





COUNCIL TAX BAND

Tax band

TENURE

Freehold

LOCAL AUTHORITY

Fenland District Council

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements

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