



Fen View, Christchurch Wisbech
£220,000 Freehold

**Sharman
Quinney**

Key Features



- Quiet Village Setting
- Walking Distance to Local Pub
- Easy Access via Car to Wisbech and Kings Lynn
- Generous Rear Garden
- Ample Off-Road Parking Plus Garage

The property is entered via a welcoming hallway, providing access to all rooms as well as a useful storage cupboard. The good-sized lounge features a charming Victorian-style fireplace, creating an attractive focal point and plenty of natural light from the window to front. The modern kitchen is fitted with integrated appliances and benefits from a door leading directly out to the garden.

There are three bedrooms, including two generous double bedrooms, all served by a lovely modern shower room. The third bedroom is currently used as a Dining Space.

Outside, the front of the property provides a generous amount of off-road parking along with a single garage. The large rear garden is fully enclosed and landscaped with various flowers and

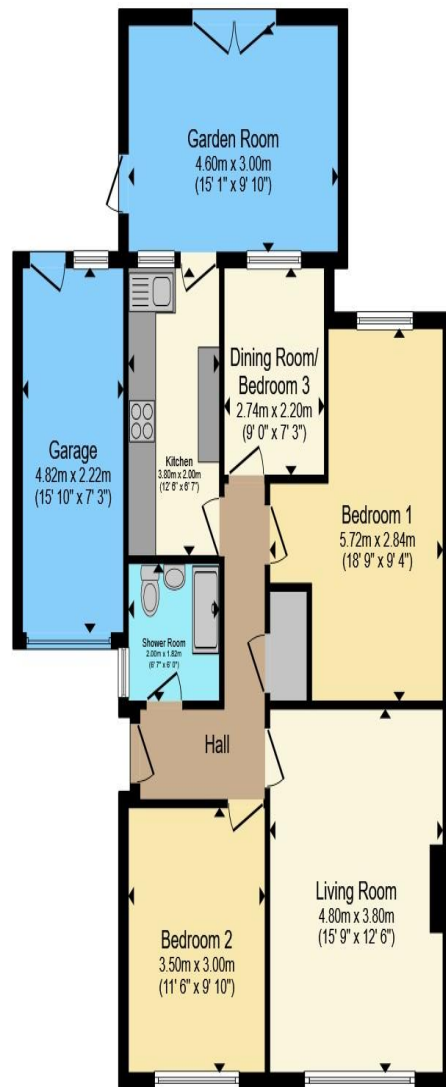


shrubs, plus a gardening patch at the bottom. The garden offers plenty of space to enjoy, with a covered patio area providing the perfect spot for outdoor dining and entertaining.

Agents note:

Please note that the AML fee covers the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.





Ground Floor

Total floor area 96.7 m² (1,041 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

**Sharman
Quinney**

To view this property call Sharman Quinney on:
01354 661166

Selling your property?

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Sharman Quinney Holdings Limited is registered in England and Wales under company number 4174227, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

1: These particulars do not constitute part or all of an offer or contract. 2: The measurements indicated are supplied for guidance only and as such must be considered incorrect. 3: Potential buyers are advised to recheck the measurements before committing to any expense. 4: Sharman Quinney has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working condition of any appliances. 5: Sharman Quinney has not sought to verify the legal title of the property and buyers must obtain verification from their legal representative. 6: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask your co-operation in order that there will be no delay in agreeing the sale. Ref: MRC207364 - 0002

