



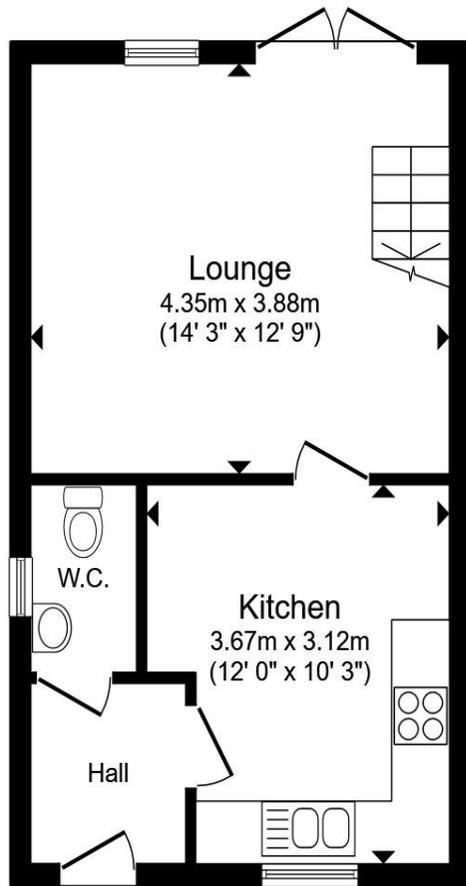
Baldwins Drove, Outwell Wisbech PE14 8SB

Welcome to

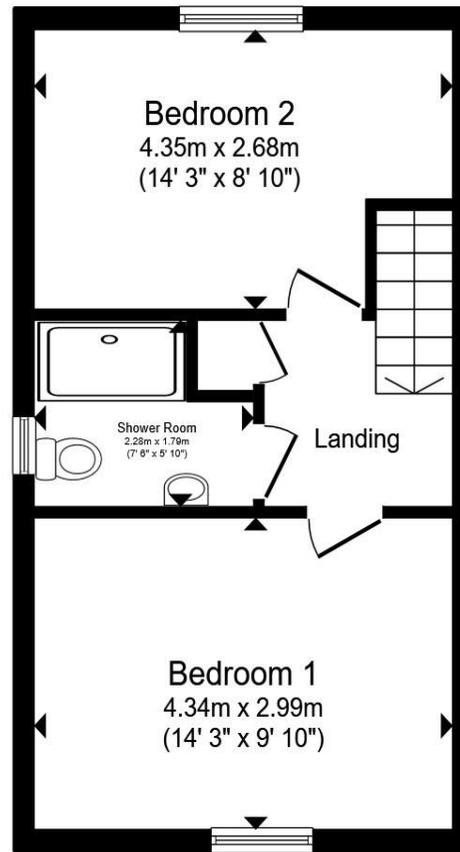
Baldwins Drove, Outwell Wisbech

Enjoying a delightful semi-rural setting with open field views, this modern semi-detached house offers well-presented accommodation and practical living in a peaceful yet accessible location along Baldwins Drove. The property features two double bedrooms, making it ideal for first-time buyers, downsizers or those seeking a countryside outlook without isolation. The ground floor includes a modern fitted kitchen and a comfortable living space, complemented by a convenient downstairs cloakroom. Further benefits include PVCu double glazing and thoughtfully arranged accommodation designed for easy day-to-day living. Externally, the home provides a private driveway and car port, ensuring sheltered off-road parking. The standout feature, however, is the attractive open aspect to the surrounding fields, delivering a sense of space and tranquillity rarely found at this price point. A superb opportunity to secure a modern home with countryside views and practical amenities.





Ground Floor



First Floor

- Entrance Hall**
- Downstairs Cloakroom**
- Kitchen**
- Lounge**
- First Floor Landing**
- Bedroom One**
- Bedroom Two**
- Bathroom**

Agents Note:

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

Total floor area 66.5 m² (716 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



Welcome to

Baldwins Drove, Outwell Wisbech

- Modern semi-detached house
- Two double bedrooms
- Private driveway and car port
- Semi-rural location
- Open field views

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

£195,000



Please note the marker reflects the
postcode not the actual property

view this property online williamhbrown.co.uk/Property/WSB128328



Property Ref:
WSB128328 - 0002

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.

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Directions to this property:

From Wisbech Freedom Bridge roundabout, take the A1101 signposted Downham Market. Proceed to the fifth set of traffic lights and continue along. At the roundabout take the second exit signposted Outwell & Upwell. Upon entering the village of Outwell, at the mini roundabout proceed straight on into Wisbech Road. Continue along and turn right over Swan Bridge and then immediately left into Well Creek Road. Proceed along and turn right into Baldwins Drove where the property is on the right hand side. Look out for our board!



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