



**Olympian Close, Wisbech, PE13 2FH**

## Welcome to

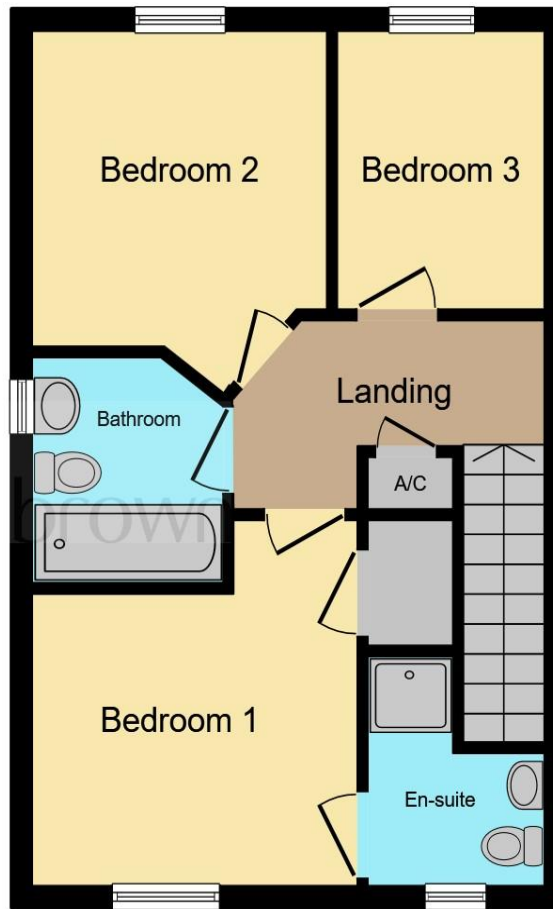
### Olympian Close, Wisbech

Beautifully positioned within a private cul de sac, this modern semi-detached house offers stylish, low-maintenance living and the convenience of no onward chain. The well-planned accommodation includes three bedrooms, with an en-suite shower room to the master, and a fully integrated 16' kitchen/dining room-a sociable space ideal for family meals or entertaining friends. A downstairs cloakroom adds everyday practicality, while PVCu double glazing and gas radiator central heating ensure comfort and energy efficiency throughout. Outside, there are two allocated parking spaces and an enclosed rear garden that provides a safe and private space for relaxation or outdoor dining. Set in a tucked-away location close to amenities, this attractive home would make a perfect choice for families, first-time buyers, or investors seeking a property ready to move straight into.





**Ground Floor**



**First Floor**

**Entrance Hall**

**Lounge**

15' 10" x 13' 5" maximum ( 4.83m x 4.09m maximum )

**Kitchen/Dining Room**

9' 6" x 16' 6" ( 2.90m x 5.03m )

**Downstairs Cloakroom**

5' 4" x 2' 10" ( 1.63m x 0.86m )

**First Floor Landing**

**Master Bedroom**

8' 7" plus door recess x 10' 6" excluding wardrobe ( 2.62m plus door recess x 3.20m excluding wardrobe )

**En-Suite**

6' 10" x 5' 9" ( 2.08m x 1.75m )

**Bedroom Two**

9' 8" maximum x 9' 6" ( 2.95m maximum x 2.90m )

**Bedroom Three**

8' 5" x 6' 9" ( 2.57m x 2.06m )

**Family Bathroom**

6' 9" x 6' 2" ( 2.06m x 1.88m )

**Agents Note:**

'There is a easement on the title, please enquire with the branch' - Private Cul-De-Sac - Annual Maintenance cost applies - ask branch for more details.

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.focalagent.com](http://www.focalagent.com)

## Welcome to

### Olympian Close, Wisbech

- Modern semi-detached house
- Three bedrooms with en-suite to master
- 16' fully integrated kitchen/dining room
- Private cul de sac location
- No onward chain

Tenure: Freehold EPC Rating: C

Council Tax Band: B

# £175,000



### Directions to this property:

From the Wisbech Freedom Bridge roundabout, take the A1101 signposted Downham Market. Proceed to the fifth set of traffic lights and turn right into Weasenham Lane. Continue down Weasenham Lane, turn left into Boleness Road and then immediately left into Olympian Close where the property will be found straight ahead.



Please note the marker reflects the postcode not the actual property

**view this property online** [williamhbrown.co.uk/Property/WSB127928](http://williamhbrown.co.uk/Property/WSB127928)



Property Ref:  
WSB127928 - 0005

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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)