

Falcon House, Falcon Road,  
Wisbech, Cambs. PE13 1AU

**WISBECH**

**01945 465222**

E-mail:

[wisbech@robert-hale-homes.co.uk](mailto:wisbech@robert-hale-homes.co.uk)

Website:

[www.robert-hale-homes.co.uk](http://www.robert-hale-homes.co.uk)

**7 DAYS**

**WISBECH 465222**

**MARCH 652785**

**NAEA NETWORK**

**OVER 1000 OFFICES**



**89, FRONT ROAD  
MURROW, PE13 4JQ**

**THE PROPERTY:** BEAUTIFULLY PRESENTED, RECENTLY REFURBISHED, THREE BEDROOMED DETACHED BUNGALOW \* MAGNIFICENT 30' OPEN PLAN KITCHEN/DINER WITH A WEALTH OF BUILT IN APPLIANCES \* 2 BATH/SHOWER ROOMS (1 ensuite) \* USEFUL WALK IN UTILITY SPACE \* OIL FIRED CENTRAL HEATING \* DOUBLE GLAZING \* LOW MAINTENANCE GARDENS TO FRONT WITH MULTI VEHICLE OFF ROAD PARKING \* ATTRACTIVE ENCLOSED LOW MAINTENANCE GARDENS TO SIDE & REAR \* VIEW NOW!! NO UPWARD CHAIN!

**THE PRICE:**

**OIEO £270,000**

**FREEHOLD EPC BAND D**

**REF. 9028**

**SELLING? FREE, FREE, VALUATIONS!**



For your own peace of mind, always have an independent survey,  
and always test all systems and appliances!  
Items displayed in photographs may not necessarily be included.



**REF: 9028 89, FRONT ROAD, MURROW**

**COUNCIL TAX: BAND B FENLAND DISTRICT COUNCIL**

**HOW TO GET THERE:** From the Wisbech town centre roundabout take the exit signed Long Sutton/Sleaford over Freedom Bridge. Follow the road to the traffic lights then fork left signed Leverington. Follow the main route for several miles to a cross roads. Proceed straight across. Follow the road to the next crossroads and turn left. In a very short distance the bears sharp right into Front Road. The property is on the right hand side in due course.

**THE ACCOMMODATION:** (Dimensions given are approximate only)

**ENTRANCE HALL:** With LVT floor;

**MAGNIFICENT 'L' SHAPED OPEN PLAN LOUNGE/DINER/FITTED KITCHEN:**

30'(max) x 25'(max) with pat LVT floor, peninsular breakfast bar, built in dishwasher, built in fridge, built in freezer, built in electric double oven, built in electric hob, electric hob hood, inset stainless steel single drainer 1 ½ bow sink unit with mixer tap & cupboards under, preparation surfaces with drawers & cupboards under, double wall cupboard, double glazed french doors to rear garden, walk in cupboard;

**UTILITY CUPBOARD:** With work top & space/plumbing for automatic washing machine & space for condensing tumble drier, extractor fan;

**BATHROOM/W.C.:** With inset hand wash basin with mixer tap & drawers under, low level w.c., panelled bath with mixer tap & Thermostatic shower overhead, heated towel rail, extractor fan, LVT floor, illuminated wall mirror;

**BEDROOM NO 1:** 13'10"(max) x 11'8"(max);

**EN SUITE SHOWER ROOM/W.C.:**

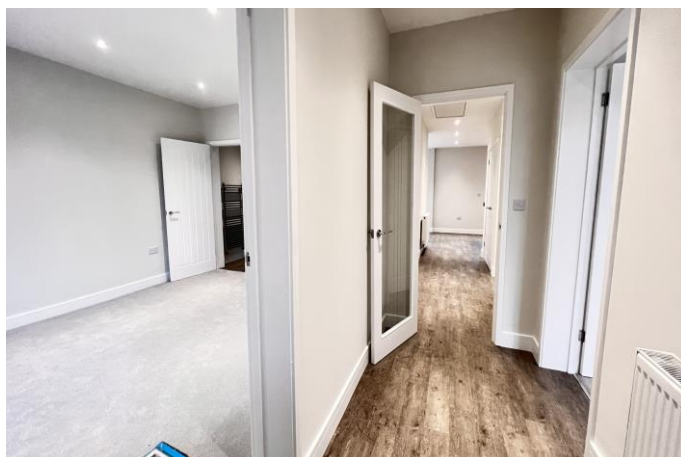
With low level w.c., inset hand wash basin with mixer tap & drawers under, heated towel rail, Quadrant shower cubicle with Thermostatic shower, extractor fan;

**BEDROOM NO 2:** 11'8"(max) x 10'2"(max);

**BEDROOM NO 3:** 12'8"(max) x 9'7"(max);

**OUTSIDE:** **OIL STORAGE TANK: COLD WATER TAP: METAL CASE enclosing a GRANT oil fired c/h boiler;**

**GARDENS:** To front down to a stone chippings multi vehicle off road parking space. Timber gate to side opens onto a paved pathway leading to the enclosed side & rear low maintenance gardens which are down to a paved patio area with lawns.



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