



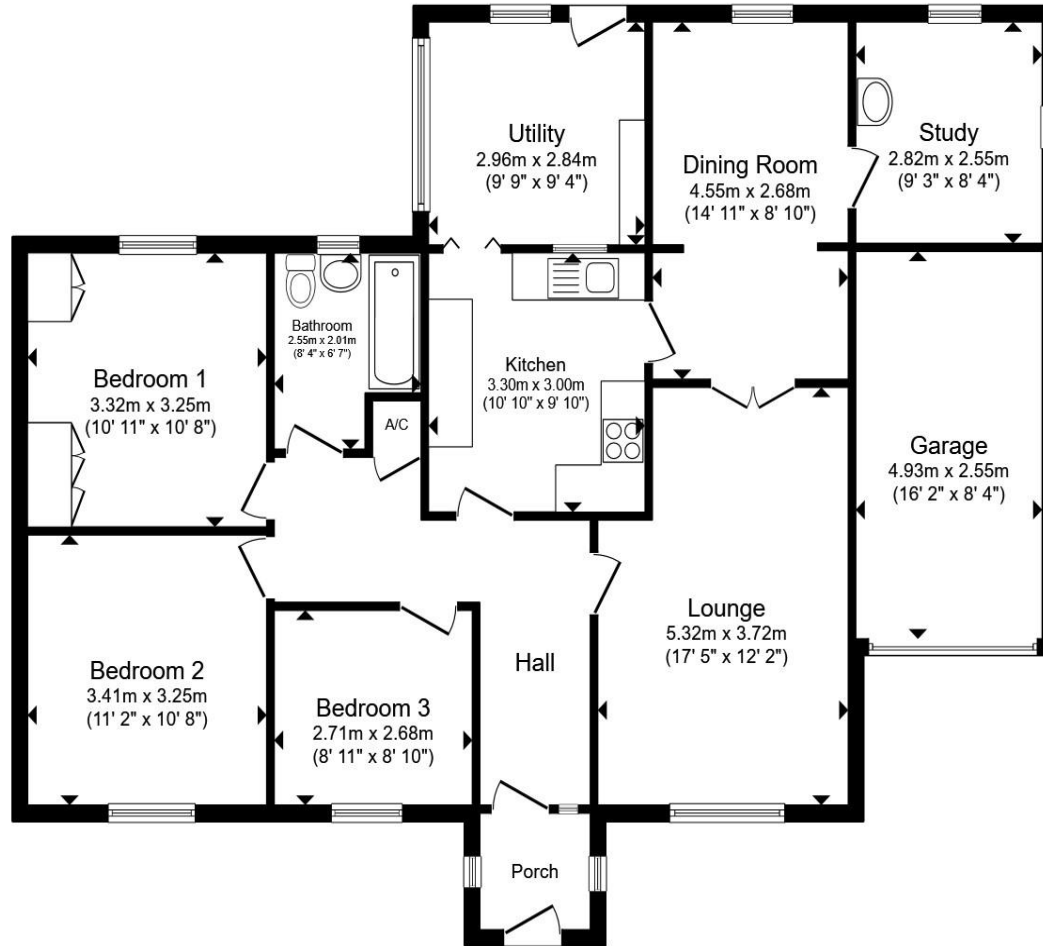
**Redgate Road, Foul Anchor, Tydd Wisbech PE13 5RF**

## Welcome to

### Redgate Road, Foul Anchor, Tydd Wisbech

Enjoying a delightful rural setting with far reaching field views, this established detached bungalow occupies a generous plot of approximately 0.28 acres (S.T.S.), offering space, privacy and flexibility. The property provides three bedrooms along with three reception rooms, creating versatile accommodation to suit a variety of needs - whether formal dining, a home office or additional sitting space. The modern fitted kitchen is well appointed and positioned to complement the flow of the home. Externally, the plot is a standout feature, offering ample outdoor space with potential for keen gardeners or those simply seeking a peaceful countryside lifestyle. There is also a single garage and multi-vehicle off-road parking, ensuring practicality as well as comfort. Offered to the market with no onward chain, this is an excellent opportunity to secure a spacious bungalow in a sought-after rural location with open views.





**Front Porch**

**Entrance Hall**

**Lounge**

**Dining Room**

**Study**

**Kitchen**

**Bedroom One**

**Bedroom Two**

**Bedroom Three**

**Bathroom**

**Garage**

**Agents Note:**

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

'It is our understanding that the Property is not registered at the Land Registry which is the case with a significant proportion of land across England and Wales. Your conveyancer will take the necessary steps and advise you as to time-frames for registration'

**Total floor area 119.0 m<sup>2</sup> (1,281 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](http://www.propertybox.io)



## Welcome to

### Redgate Road, Foul Anchor, Tydd Wisbech

- Established detached bungalow
- Three bedrooms and three reception rooms
- 0.28 acre plot (S.T.S.)
- Rural location with field views
- No onward chain

Tenure: Freehold EPC Rating: D

Council Tax Band: C

# £300,000



Please note the marker reflects the postcode not the actual property

**view this property online** [williamhbrown.co.uk/Property/WSB128628](http://williamhbrown.co.uk/Property/WSB128628)



Property Ref:  
WSB128628 - 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.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

## Directions to this property:

From Wisbech Freedom Bridge roundabout, take the A1101 signposted Long Sutton. Proceed out of town and head towards Tydd Gote. Proceed through Four Gotes and upon entering Tydd Gote turn right into Station Road. Continue along and turn right over the river into Foul Anchor. Continue along for approximately 0.6 miles where the property is on the left hand side. Look out for our board!



william h brown



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