



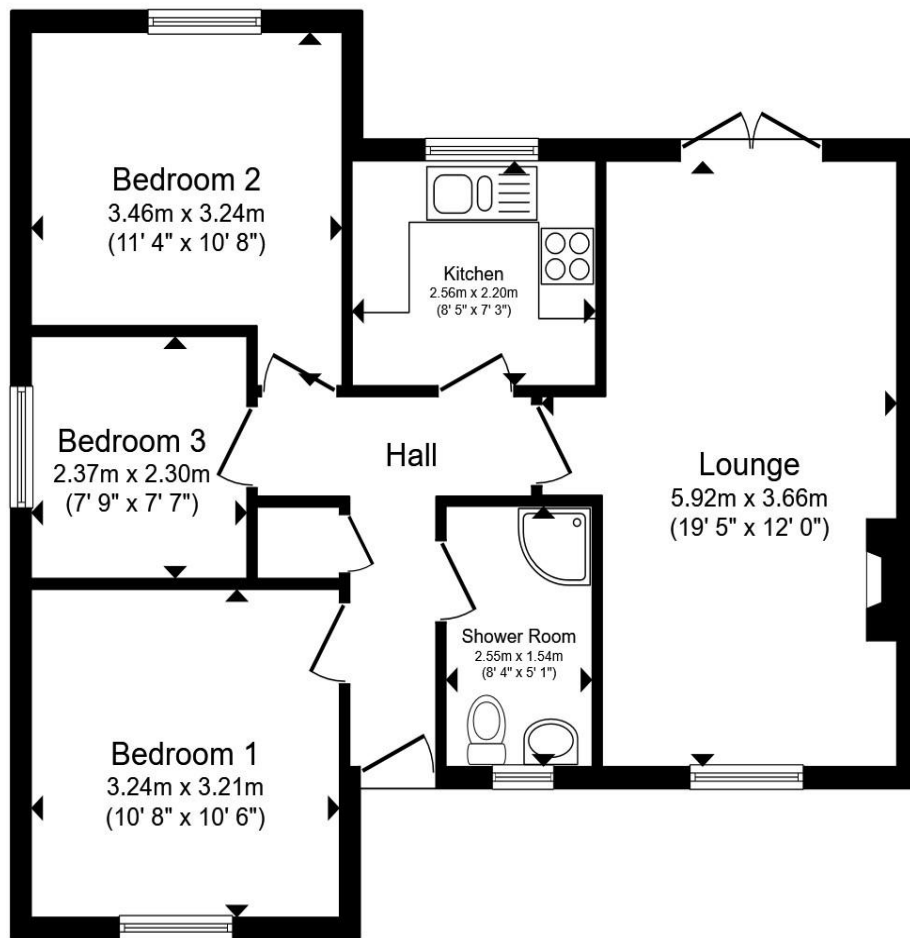
**Woolcroft Close, Leverington, Wisbech, PE13 5EW**

## Welcome to

### Woolcroft Close, Leverington, Wisbech

Set within a quiet cul de sac, this modern detached bungalow offers well-presented, low-maintenance living along with the convenience of no onward chain. The accommodation includes three bedrooms and a generous 19' lounge/dining room, providing an excellent space for everyday living and entertaining. The modern fitted kitchen features a built-in double oven and hob, while the refitted shower room adds further comfort and modernity. Outside, the property enjoys a sunny west-facing rear garden, ideal for afternoon and evening enjoyment. A detached single garage and driveway parking offer ample space for vehicles. Well maintained and positioned in a sought-after residential setting, this is an ideal opportunity for buyers seeking a modern, single-storey home in a peaceful location.





- Entrance Hall**
- Lounge/Dining Room**
- Kitchen**
- Bedroom One**
- Bedroom Two**
- Bedroom Three**
- Shower Room**
- Garage**

Total floor area 62.7 m<sup>2</sup> (675 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

## Woolcroft Close, Leverington, Wisbech

- Modern detached bungalow
- Three bedrooms
- Refitted shower room
- Quiet cul de sac location
- No onward chain

Tenure: Freehold EPC Rating: D  
Council Tax Band: B

# £200,000



Please note the marker reflects the postcode not the actual property

**view this property online** [williamhbrown.co.uk/Property/WSB128011](http://williamhbrown.co.uk/Property/WSB128011)



Property Ref:  
WSB128011 - 0003

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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 Leverington. At the second set of traffic lights turn left signposted Leverington & Parson Drove. At the Rising Sun Public House bear left into Leverington Common. Continue along and turn right into Woolcroft Close where the property is located on the left hand side.



william h brown



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