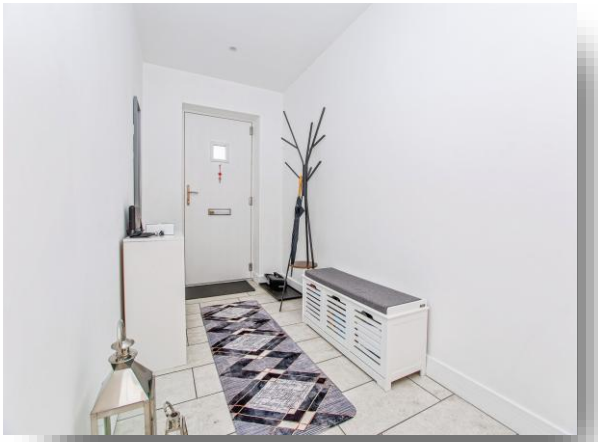
Staithe Road, Wisbech, PE13 3TG

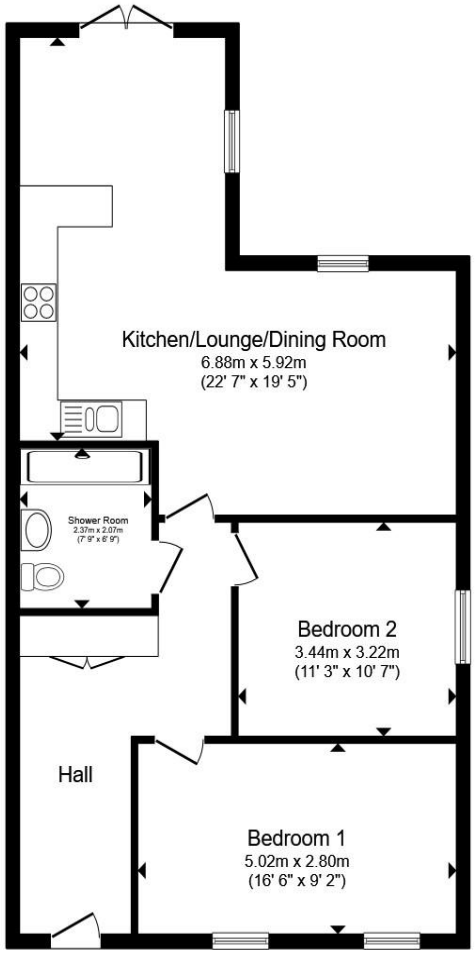
william h brown

Welcome to

Staithe Road, Wisbech

Conveniently situated close to all local amenities, this modern semi-detached bungalow is presented in immaculate condition throughout, offering stylish, low-maintenance accommodation ideal for downsizers, professionals or those seeking single-level living. The property boasts two double bedrooms, both generously proportioned and filled with natural light. At the heart of the home is the impressive 19' kitchen/dining room, which is open plan to the lounge area, creating a bright and spacious living environment perfect for everyday life and entertaining. The contemporary shower room features a walk-in double shower, providing a luxurious and practical finish to the accommodation. Every room has been thoughtfully maintained, allowing the next owner to move straight in and enjoy the property. Externally, the bungalow benefits from off-road parking for two cars, adding to its practicality and convenience. Its excellent location provides easy access to shops, services and other local amenities, making it an ideal home for a wide range of buyers. Combining modern design, immaculate presentation and a highly convenient location, this superb bungalow is ready to be enjoyed from day one. Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.





Entrance Hall

Lounge/Kitchen/Dining Room

Bedroom One

Bedroom Two

Shower Room

Agents Note:

Heating to the property is served by Air Source Heat Pump. Please contact the branch for more details'

Total floor area 78.1 m² (840 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

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Welcome to

Staithe Road, Wisbech

- Modern semi-detached bungalow
- Two double bedrooms
- Open plan lounge/kitchen/dining room
- off-road parking for 2 vehicles
- Close to amenities

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

offers over

£200,000

Directions to this property:

From the Wisbech Freedom Bridge roundabout take the A1101 signposted Downham Market. At the third set of traffic lights turn left into Norwich Road. Continue along and at the mini roundabout proceed straight on. Follow the road round the bends and turn right into Staithe Road where the property is on the right hand side.

Awaiting Photograph

view this property online williamhbrown.co.uk/Property/WSB128972

Please note the marker reflects the postcode not the actual property

The Property Ombudsman

Property Ref:
WSB128972 - 0004

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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