



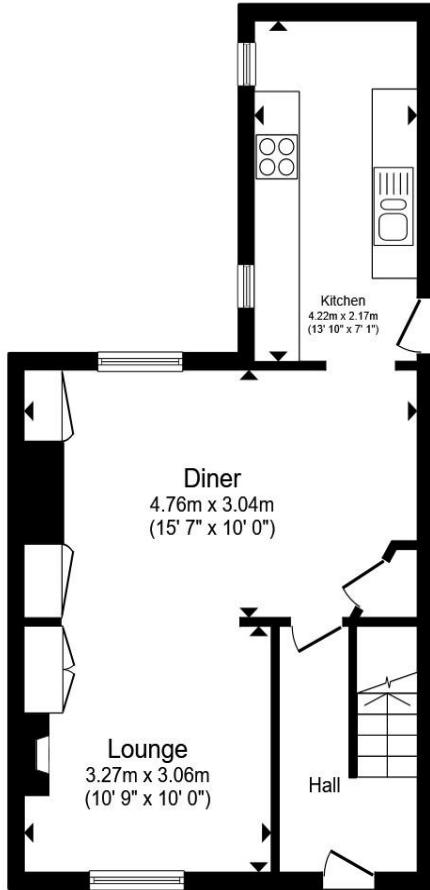
**Albany Road, Wisbech PE13 3AY**

## Welcome to

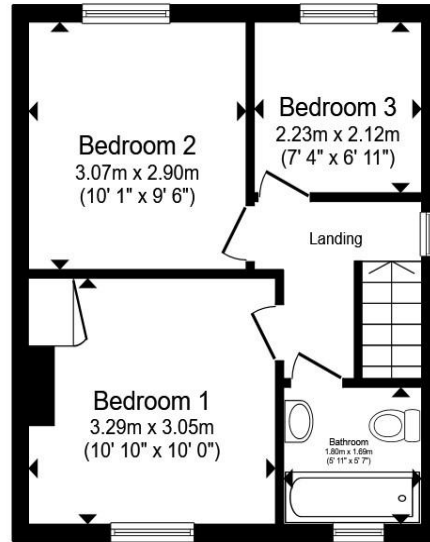
### Albany Road, Wisbech

Situated in a quiet cul-de-sac on Albany Road in Wisbech, this three bedroom semi-detached home offers well-proportioned accommodation in a highly convenient location close to the town centre, doctors surgery and pharmacy. The ground floor comprises an entrance hall leading into a spacious L-shaped lounge/diner measuring over 20ft, providing an excellent living and entertaining space. The fitted kitchen offers a range of units, work surfaces and space for appliances. Upstairs, the property offers three bedrooms along with a family bathroom fitted with a bath and shower over. Additional benefits include access to a boarded loft space via a foldaway ladder. Externally, the property features enclosed gardens to both the front and rear. The rear garden is particularly appealing as it is not overlooked, and is mainly laid to lawn with patio areas, pathways and a timber shed. Benefiting from gas central heating and double glazing, this property represents an excellent opportunity for first time buyers or investors looking for a home in a convenient and popular location. Early viewing is recommended.





**Ground Floor**



**First Floor**

- Entrance Hall**
- Lounge Area**
- Dining Area**
- Kitchen**
- First Floor Landing**
- Bedroom One**
- Bedroom Two**
- Bedroom Three**
- Bathroom**

Total floor area 74.5 m<sup>2</sup> (802 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

### Albany Road, Wisbech

- Semi-Detached House
- Three Bedrooms
- Spacious Lounge/Diner
- Ideal first time buy or investment
- Gas Central Heating

Tenure: Freehold EPC Rating: D

Council Tax Band: A

# £160,000



Please note the marker reflects the postcode not the actual property

**view this property online** [williambrown.co.uk/Property/WSB125812](http://williambrown.co.uk/Property/WSB125812)



Property Ref:  
WSB125812 - 0002

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