





High Road, Newton-In-The-Isle Wisbech PE13 5HW

william h brown

Welcome to

High Road, Newton-In-The-Isle Wisbech

No onward chain! Welcome to Isle House, a beautifully updated five-bedroom detached home in the sought-after village of Newton-in-the-Isle, enjoying stunning field views and generous family living. The spacious accommodation includes four versatile reception rooms, featuring a bright lounge with bay window and French doors to the garden, a formal dining room, a study/home office, and a ground-floor fifth bedroom ideal for guests or additional living space. At the heart of the home is a brand-new kitchen with granite worktops, stylish units, and quality appliances, perfect for everyday family life and entertaining. Upstairs offers four further bedrooms, including a master with en suite and fitted wardrobes, plus two doubles and a single bedroom, all benefiting from open rural views. A modern family bathroom completes the first floor. Outside, the property boasts a gated driveway, double garage, and a generous enclosed rear garden with lawn and patio areas. Backing onto open fields, the garden provides a peaceful and private setting. Ideally located with easy access to Wisbech and surrounding towns, this impressive home combines village charm with practical family living. 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.















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.focalagent.com

Ds Wc

Study
10' 8" x 8' 10" (3.25m x 2.69m)

Lounge
13' 3" max x 21' 1" max (4.04m max x 6.43m max)

Dining Room
17' 2" x 10' 11" (5.23m x 3.33m)

Reception Room
11' 4" x 11' 9" (3.45m x 3.58m)

Kitchen
17' 2" x 13' 11" (5.23m x 4.24m)

Utility
8' 3" x 5' 5" (2.51m x 1.65m)

Bedroom 1
15' 6" max x 13' 3" max (4.72m max x 4.04m max)

Bedroom 2
12' 4" x 11' 9" (3.76m x 3.58m)

Bedroom 3
12' max x 8' 5" max (3.66m max x 2.57m max)

Bedroom 4
9' x 8' 5" (2.74m x 2.57m)

Family Bathroom

Double Garage

Welcome to

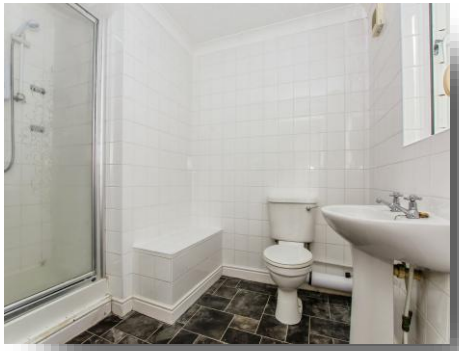
High Road, Newton-In-The-Isle Wisbech

- Detached five-bedroom family home
- Four versatile reception rooms
- Brand new fitted kitchen with granite worktops
- Master bedroom with en suite and wardrobes
- Family bathroom plus ground floor WC
- Offered with no onward chain
- Double garage for storage or vehicles
- Peaceful village location with field views

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

Directions to this property:

From Freedom Bridge roundabout take the exit signposted for Wisbech St Mary and the Grammar School, at the next roundabout continue straight ahead following the A1101(N) signposted Sleaford. Continue to follow A1101 passed the lights signposted Newton, turn left onto Little Ramper, Little Ramper turns right and becomes High Rd/B1165









Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/WSB127877

The Property Ombudsman

Property Ref:
WSB127877 - 0005

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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