



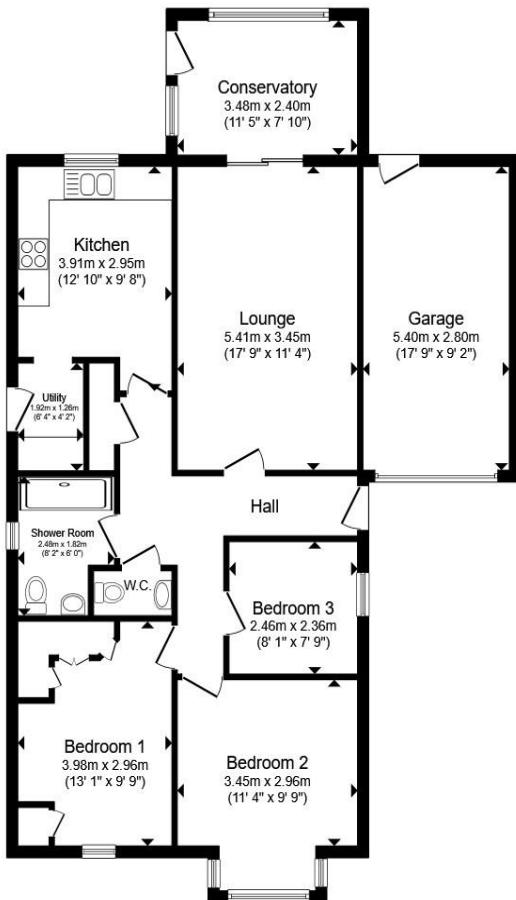
St. Marks Road, Gorefield WISBECH PE13 4QQ

Welcome to

St. Marks Road, Gorefield WISBECH

Situated in the popular village of Gorefield, on the highly desirable St Marks Road, this modern three bedroom link-detached bungalow offers well-balanced accommodation and an excellent layout, ideal for those seeking single-level living in a prime location. The property comprises a comfortable lounge, a well-appointed kitchen/breakfast room, a separate utility room, and a conservatory providing additional living space overlooking the rear garden. There are three bedrooms, along with a family shower room and an additional WC, adding convenience for everyday living. Externally, the home benefits from a manageable rear garden, ideal for low-maintenance enjoyment. There is also a single garage and a driveway fitted with an electric roller door, providing secure off-road parking. Homes in this location are always in demand, so early viewing is highly recommended to avoid disappointment





Floor Plan

Total floor area 104.8 m² (1,128 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

Entrance Hall

Lounge

Kitchen

Utility Room

Conservatory

Bedroom One

Bedroom Two

Bedroom Three

Shower Room

Separate Wc

Garage

Agents Note:

'Waste from the property is served by Septic Tank. Contact the branch for more details'

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

Welcome to

St. Marks Road, Gorefield WISBECH

- Three bedroom link-detached bungalow
- Sought-after St Marks Road location
- Modern throughout
- Kitchen/breakfast room
- Family shower room
- Low-maintenance rear garden
- Driveway with electric roller door
- Single garage

Tenure: Freehold EPC Rating: D

Council Tax Band: C

£260,000



view this property online williamhbrown.co.uk/Property/WSB128185

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.



Property Ref:
WSB128185 - 0002

Directions to this property:

From Wisbech Freedom Bridge roundabout, take the A1101 signposted Long Sutton. Continue out of town and at the second set of traffic lights turn left signposted Leverington. At the Rising Sun public house turn right into Church Road. Proceed through the village of Leverington and on into the village of Gorefield. Continue along taking note of the church on your right hand side and turn right into St Marks Road. Look for our board.



Please note the marker reflects the postcode not the actual property

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