



Bramley Road, Wisbech
Guide Price £125,000 Freehold

**Sharman
Quinney**

Key Features



- Sale by Modern Auction (T&Cs apply)
- Subject to an undisclosed Reserve Price
- Buyers fees apply
- No Onward Chain
- Private Rear Garden

Ground Floor

Entrance Hall

UPVC door to front. Hard flooring. Access to Lounge/Diner, Kitchen and Ground Floor Shower Room. Stairs to first floor with storage under.

Lounge

Large window to front. Hard flooring. Feature fireplace. Open into Dining Room.

Dining Room

Window to rear and side, door into garden. Flooring from Lounge continued.

Kitchen

Window to rear. Hard flooring. A range of modern base and wall units with tiled splashbacks. Composite sink. Integrated electric hob, oven and



overhead extractor fan. Pantry/storage space.
Serving hatch into dining area.

Utility Room

Window to rear into store and skylight above, and
door to side into garden. Hard flooring. Plumbing
for washing machine and tumble dryer.

Shower Room

Window to front. Hard flooring. Large walk-in
shower, wall mounted sink and low-rise toilet.

First Floor

Bedroom One

Dual aspect windows to front. Fitted carpet. Built
in cupboard.

Bedroom Two

Window to rear. Fitted carpet. Built in cupboard.

Bathroom

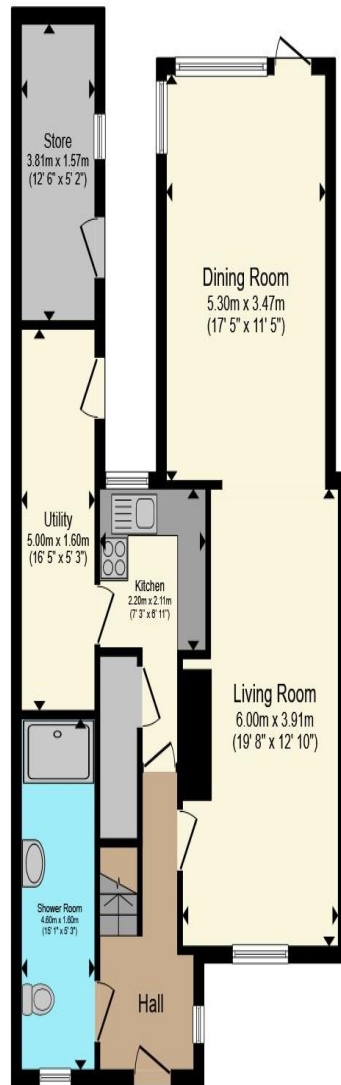
Window to rear. Tiled flooring and walls. Panelled
bath with overhead shower, vanity sink with
storage under and low-rise toilet.

Outside

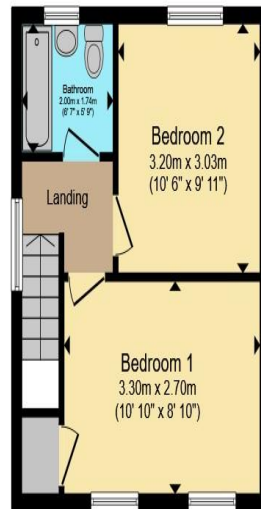
The front of the property is paved and provides
off road parking. A ramped paved path leads to
the front door.

The rear garden is fully enclosed and mostly laid
to lawn with mature shrub and flower borders and
patio area, perfect for entertaining. Access to the





Ground Floor



First Floor

Total floor area 103.5 m² (1,114 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

Sharman
Quinney

store room to the side which has window and door with light and power.

To view this property call Sharman Quinney on:
01354 661166

Selling your property?

Contact us to arrange a **FREE**
home valuation.

 01354 661166

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Sharman Quinney Holdings Limited is registered in England and Wales under company number 4174227, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

1: These particulars do not constitute part or all of an offer or contract. 2: The measurements indicated are supplied for guidance only and as such must be considered incorrect. 3: Potential buyers are advised to recheck the measurements before committing to any expense. 4: Sharman Quinney has not tested any apparatus, equipment, fixtures, fittings or services and it is the buyers interests to check the working condition of any appliances. 5: Sharman Quinney has not sought to verify the legal title of the property and buyers must obtain verification from their legal representative. 6: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask your co-operation in order that there will be no delay in agreeing the sale. Ref: MRC207233 - 0005

