



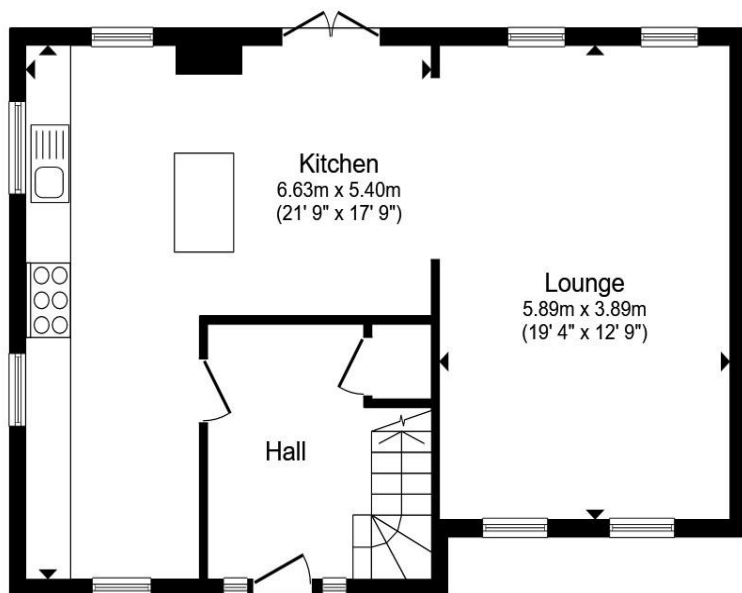
Isle Road, Outwell Wisbech PE14 8TD

Welcome to

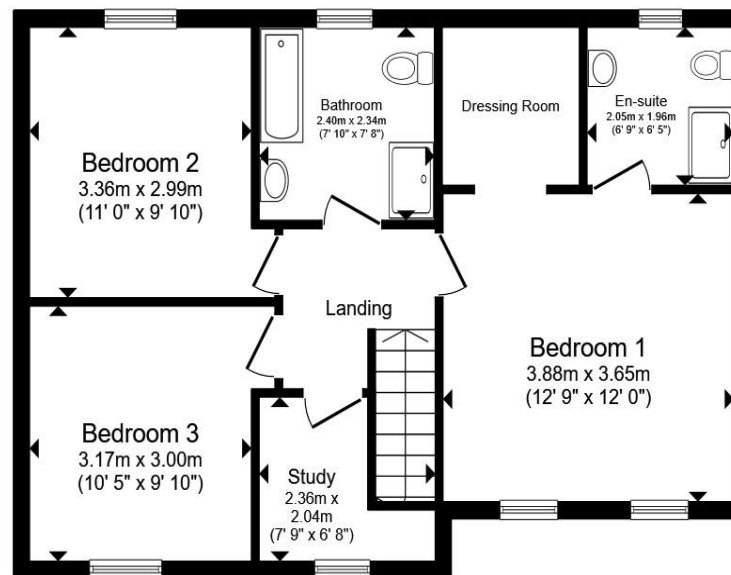
Isle Road, Outwell Wisbech

Situated in the sought-after village of Outwell, this spacious and modern four-bedroom detached home offers fantastic family living both inside and out. The welcoming entrance hall provides access to the first floor, while to the left an impressive open-plan kitchen/diner forms the heart of the home. Filled with natural light from numerous windows, the kitchen boasts ample worktop space, integrated appliances, and a central island, making it ideal for both everyday living and entertaining. The layout flows seamlessly through to the generous living room, which benefits from underfloor heating for added comfort. Upstairs, there are three double bedrooms, a fourth single bedroom, and a family bathroom. The impressive master suite features its own en-suite shower room and dressing room. Externally, the property continues to impress with a gravelled driveway providing ample off-road parking, a single garage, and a delightful wrap-around garden offering plenty of space for the whole family to enjoy. This wonderful home combines modern living with generous accommodation in a popular village location. 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.





Ground Floor



First Floor

Entrance Hall

Kitchen

Lounge

First Floor Landing

Bedroom One

Dressing Room

En-Suite

Bedroom Two

Bedroom Three

Study

Family Bathroom

Total floor area 118.6 m² (1,277 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

Welcome to

Isle Road, Outwell Wisbech

- 4 Bed Detached House
- Modern Decor Throughout
- 3 Double Bedrooms, 1 Single
- Ensuite to Master & Dressing Room
- Large Enclosed Rear Garden
- Single Garage & Ample Off Street Parking
- Open Plan Living Space
- Village Location with No Onward Chain

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

£310,000



Please note the marker reflects the
postcode not the actual property

view this property online williamhbrown.co.uk/Property/WSB128983



Property Ref:
WSB128983 - 0002

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.

William H Brown is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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