



**Wharf Road
Stamford PE9 2EB**

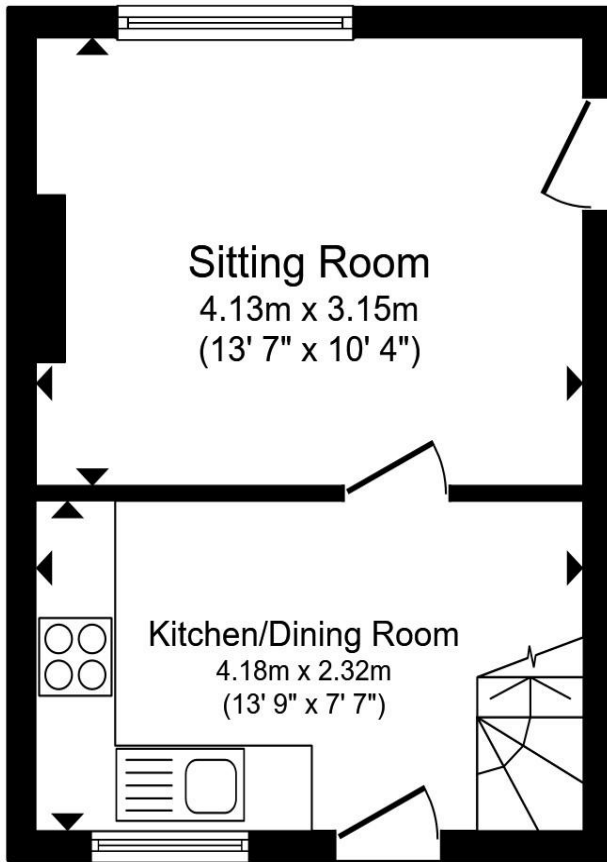


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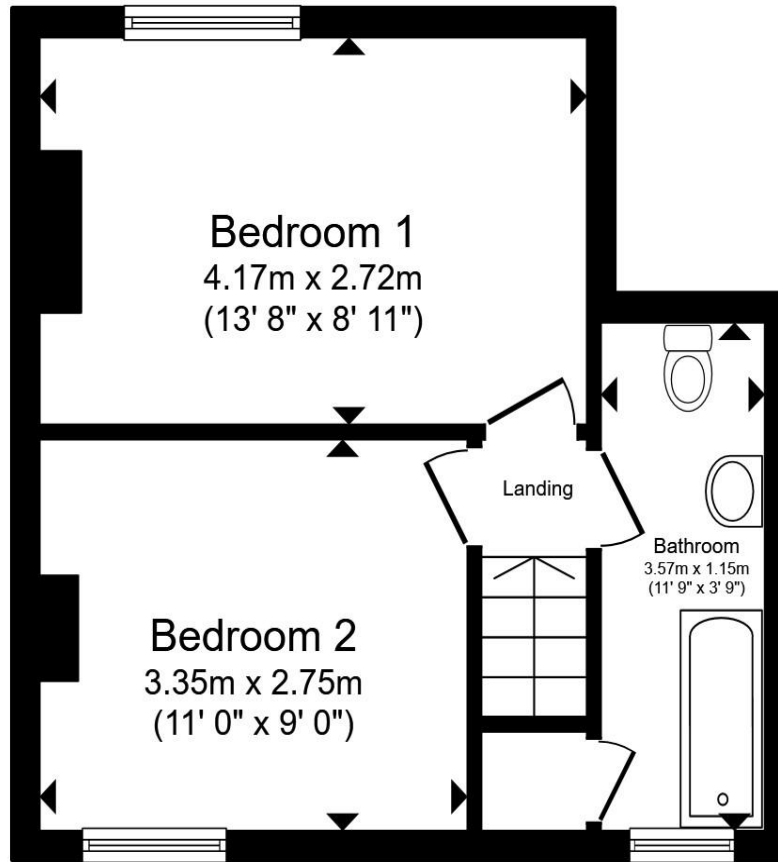
Welcome to **Wharf Road**

Situated within easy reach of the town centre, this charming two-bedroom period semi-detached home is beautifully presented throughout and offers a wonderful blend of character features and practical modern living.





Ground Floor



First Floor

Sitting Room
13' 7" x 10' 4" (4.14m x 3.15m)

Kitchen Dining Room
13' 9" x 7' 7" (4.19m x 2.31m)

Bedroom One
13' 8" x 8' 11" (4.17m x 2.72m)

Bedroom Two
11' x 9' (3.35m x 2.74m)

Bathroom
11' 9" x 3' 9" (3.58m x 1.14m)

Total floor area 50.8 sq.m. (546 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

Wharf Road

- Period semi-detached home
- Easy access to the town centre and all its amenities
- Well-presented accommodation
- Two double bedrooms
- Courtyard to the rear

Tenure: Freehold EPC Rating: D
Council Tax Band: A

guide price

£250,000

The welcoming lounge is filled with natural light from a traditional sash window and features an attractive fireplace, creating a warm and inviting living space. To the rear of the property, the shaker-style kitchen offers cupboard & shelving space, room for appliances and a dining table, making it an ideal space for everyday living and entertaining. A door leads directly out to the enclosed rear courtyard.

Upstairs, the property offers two generous double bedrooms along with a well-appointed family bathroom, complete with a shower over the bath and a useful built-in storage cupboard.

Outside, the low-maintenance rear courtyard provides the perfect spot for a small table and chairs, and a useful storage shed adds further practicality.

Combining period charm with a convenient town centre location, this delightful home is perfectly suited to first-time buyers, downsizers or investors seeking a well-presented property ready to move straight into.



Please note the marker reflects the postcode not the actual property

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