



Keillers Close, WISBECH PE13 1PG

Welcome to

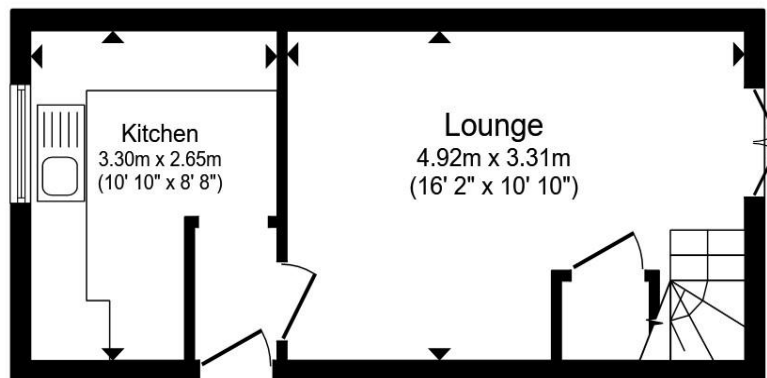
Keillers Close, WISBECH

The ground floor comprises a well-appointed kitchen and a spacious lounge/dining room, providing plenty of room for both relaxation and entertaining. A useful storage cupboard beneath the stairs offers additional practicality and helps maximise the living space. Upstairs, the property benefits from a generous double bedroom and a fresh, well-presented three-piece bathroom suite, creating a comfortable and inviting first-floor layout.

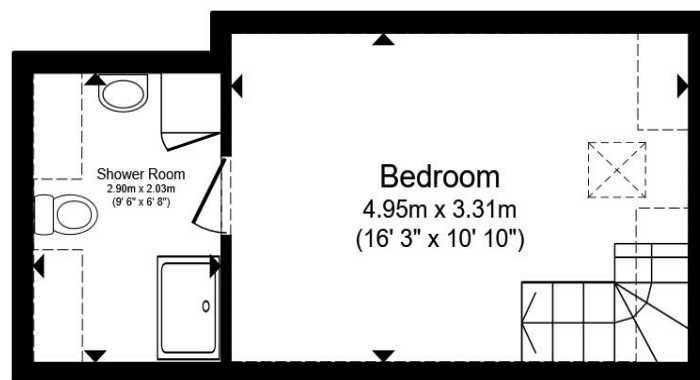
Externally, the home enjoys the advantage of an allocated parking space and side access leading to the rear garden. The private enclosed rear garden provides an ideal outdoor space for relaxing, entertaining guests, or enjoying the warmer months. Combining well-maintained accommodation, outdoor space, and convenient parking, this charming home is perfectly suited to first-time buyers, investors, or those looking to downsize.

Early viewing is highly recommended. 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

Total floor area 47.7 m² (514 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

Kitchen

Lounge

First Floor

Bedroom

Shower Room

Agents Note:

Access to allocated parking over private road - costs involved split between all residents - Contact Branch for more details.

Welcome to

Keillers Close, WISBECH

- One-bedroom end-terrace house
- Ideal first-time buy
- Well-presented throughout
- Spacious lounge/dining room
- Allocated parking space

Tenure: Freehold EPC Rating: C

Council Tax Band: A

£120,000



Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/WSB128800



Property Ref:
WSB128800 - 0003

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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