





Oxfield Drive, Gorefield WISBECH PE13 4LX

william h brown

Welcome to

Oxfield Drive, Gorefield WISBECH

Tucked away in a quiet cul-de-sac in the heart of Gorefield, this beautifully presented modern detached home offers the perfect mix of space, style, and convenience - ideal for families or professionals alike. The property features a spacious lounge filled with natural light, a modern kitchen/diner with French doors leading out to the garden, and a convenient ground floor WC. Upstairs, you'll find three double bedrooms, including a master with ensuite, plus a stylish shower room-perfect for a growing household. Outside, the generous rear garden is laid to lawn and patio with shingle borders, providing an ideal space for entertaining, relaxing, or family playtime. To the front, there's a driveway and single garage, offering ample private parking for 3 cars and storage. Located within walking distance of the local shop, primary school, and village amenities, this is a home that balances peaceful village living with day-to-day convenience. 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.



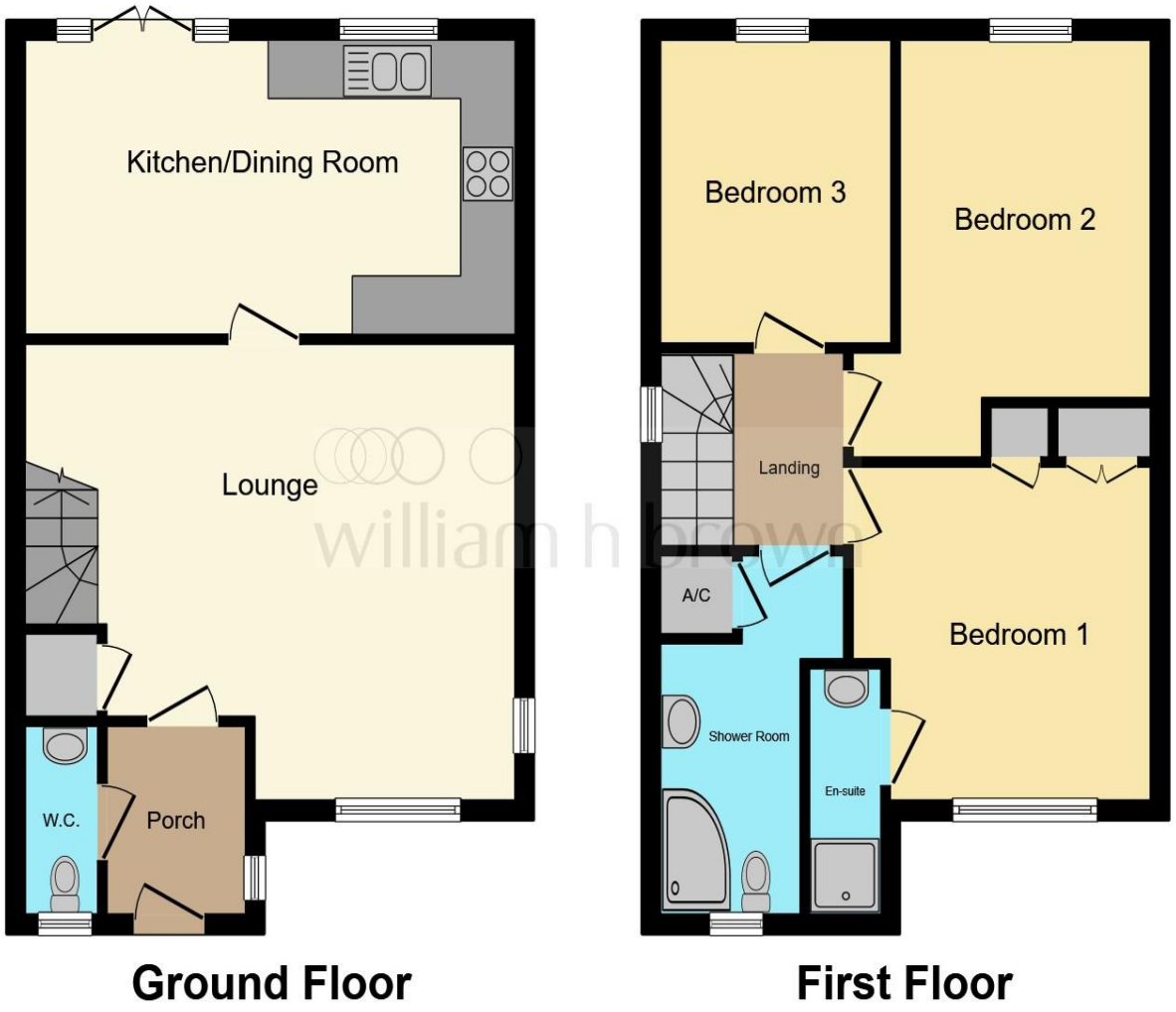












This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

Lounge
17' 10" x 15' 4" (5.44m x 4.67m)

Kitchen / Diner
17' 9" x 9' 11" (5.41m x 3.02m)

Wc

Bedroom 1
11' 6" x 10' 9" (3.51m x 3.28m)

Ensuite

Bedroom 2
12' x 9' 1" (3.66m x 2.77m)

Bedroom 3
10' 3" x 8' 5" (3.12m x 2.57m)

Family Bathroom

Garage

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

Welcome to

Oxfield Drive, Gorefield WISBECH

- Detached modern family home in Gorefield
- Master bedroom with ensuite
- Modern kitchen/diner with French doors to garden
- Ground floor WC and upstairs shower room
- Generous rear garden with patio and lawn
- Garage and off-road parking 3 cars
- Peaceful cul-de-sac setting
- Walking distance to shop, primary school, and local amenities

Tenure: Freehold EPC Rating: C
Council Tax Band: C

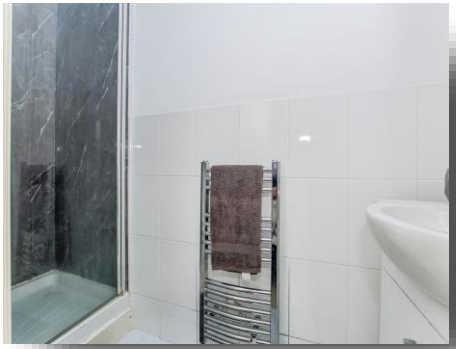
Directions to this property:

From Wisbech Freedom Bridge roundabout, take the A1101 signposted Sleaford. At the second set of traffic lights turn left signposted Leverington & Parson Drove. At the Rising Sun public house turn right and continue through the village towards Gorefield. Upon entering Gorefield turn right into Oxfield Drive

offers over

£220,000









Please note the marker reflects the postcode not the actual property

view this property online williamhbrown.co.uk/Property/WSB127859

The Property Ombudsman

Property Ref:
WSB127859 - 0004

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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