

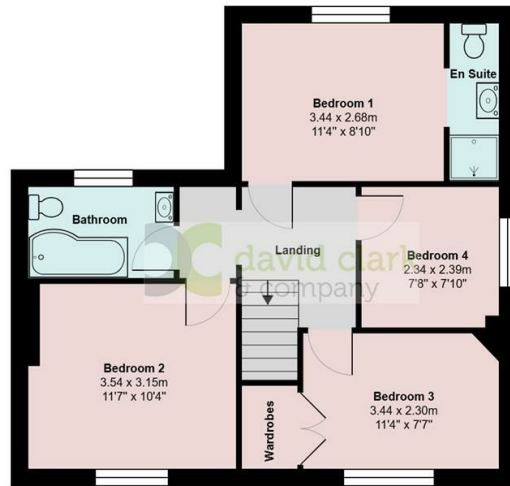
Prospect House, 3a St Thomas Place, Ely,
Cambs., CB7 4EX
01353 665020 | sales@clarkhomes.co.uk
clarkhomes.co.uk



53 Stretham Road, Wilburton, CB6 3RX
Asking Price £374,995

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david clark
& company

About 118.7 m² ... 1278 ft²

All dimensions / floor plans are approximate and should not be relied upon.

- Extended & Greatly Improved Semi-Detached House
- Well Placed For Access to Ely & Cambridge
- Versatile Family Room & Utility/Cloakroom
- Oil Heating & Upvc Double Glazing
- Large Enclosed Garden to Rear (Depth Approx' 260ft)
- Situated In a Highly Regarded Village Location
- Spacious Open Plan Kitchen/Dining/Sitting Area
- 4 Bedrooms & 2 Bath/Shower Rooms (1 En Suite)
- Off Road Parking to Front For 3 Cars
- Detached Garden Room 6.54m x 3.82m (21'5" x 12'6")



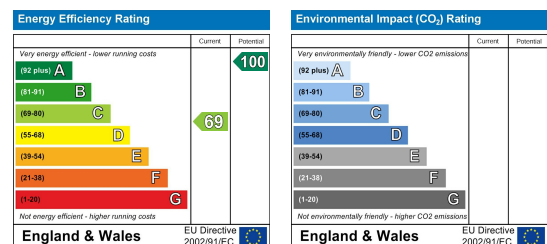
An extended and greatly improved 4 bedroom semi-detached house situated on the eastern side of the village, well placed for access to Ely and Cambridge. Arranged over two floors the accommodation, in brief, comprises:- entrance hall, utility/cloakroom, family room and open plan style kitchen/dining/sitting room, ideal for family and social entertaining, at ground floor level, 4 bedrooms and 2 bath/shower rooms (1 en suite) at first floor level. Heating is oil fired to radiators and the windows are Upvc sealed unit double glazed. There is off road parking to the front of the house for 3 cars and a large, enclosed garden to the rear measuring to approximately 260ft in depth with extensive area of lawn, raised terrace and detached timber Garden Room 6.54m x 3.82m (21'52 x 12'6") with power and light. The Council Tax rating is currently Band B and The EPC rating is currently Band C.

Wilburton is a thriving village situated approximately 12 miles north of Cambridge and 7 miles south of Ely. Local facilities include a highly regarded primary school, theatre group, village hall, social club, extensive garden centre and recreation ground, which annually hosts a hugely successful beer festival and firework display.



Directions to the property using What3Words.
Enter the link in your browser then click on
Waze or Google Maps:

<https://w3w.co/stretch.dairy.processes>



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