Laburnham House Boots Road, Wimblington March

£700,000 OIEO **Freehold**

Sharman Quinney

Key Features

3 2 E De lot

- Unique and Highly Versatile Investment Opportunity
- No Onward Chain
- Beautifully Presented Family Home
- Two Separate Units Available for Holiday Lets or for Personal Use
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The main house offers generous and flexible accommodation arranged over two floors. The ground floor comprises three well-proportioned reception rooms, providing excellent versatility for family living, entertaining or home working, alongside a superb open-plan kitchen/diner. A separate utility room provides additional practicality.

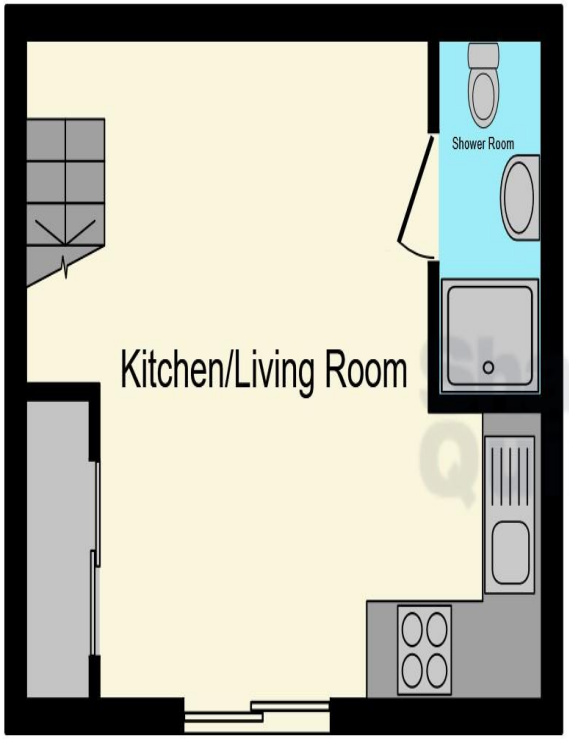
Upstairs, there are three bedrooms, a modern shower room and a separate bathroom, offering comfortable accommodation for family life. Externally, the main property benefits from a generous amount of outside space, including substantial parking to the rear and three useful outbuildings, providing excellent storage and further potential for a variety of uses.

Adding significant appeal and income potential are the two separate one-bedroom holiday let properties, each offering their own private and self-contained accommodation. Both properties comprise an open-plan kitchen and living space, a ground floor bathroom and a separate bedroom, together with parking for each unit.

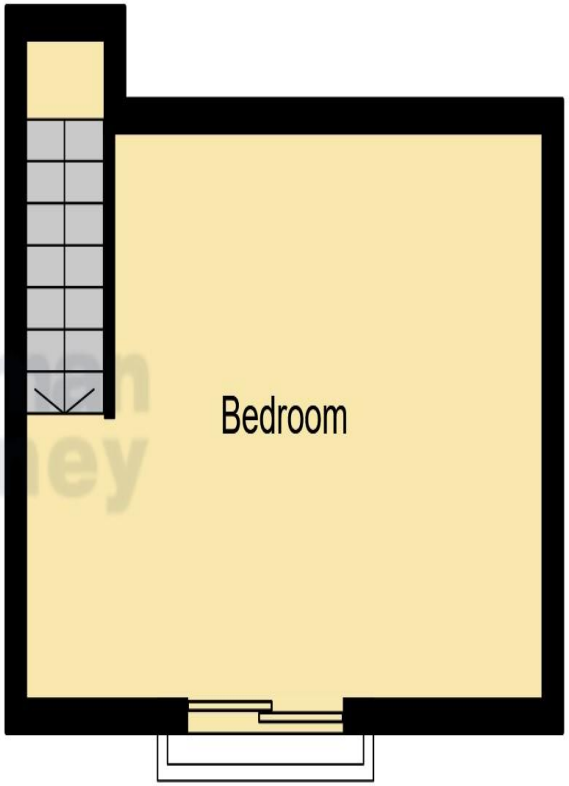
The combination of a substantial three-bedroom detached family home and two independent holiday lets makes this a particularly rare and versatile opportunity. The additional properties could provide valuable ongoing holiday rental income, while the main house offers an impressive and spacious residence.

With generous grounds, ample parking, multiple outbuildings and three separate dwellings in total, this is an exceptional opportunity for anyone seeking a property with genuine income-generating potential in a peaceful village setting.

Agents Note
Please note that the AML fee covers 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

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

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SCAN ME

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The Property Ombudsman