



A beautifully presented, detached family home

Benefits from a spacious conservatory

Lovely open plan kitchen/diner with French doors

Three tastefully decorated, light and airy bedrooms

Immaculate ensuite, bathroom and downstairs WC

Tastefully decorated lounge

Boasts a sun trap garden

Boasts a separate utility room

Quiet residential cul-de-sac

Driveway and garage for parking

If you're ready to move up the property ladder and are looking for a stylish, detached home, then this could be the one for you. Beautifully presented and in immaculate condition, it is clear this property has been lovingly maintained. Set in a quiet residential cul-de-sac, the property is just a short walk from the nearby Asda, and Workington town centre can be reached in just a 5 to 10 minute drive. Unlike many of the properties on this development, this home also boasts a conservatory, set in the rear garden. The garden gets the sun throughout much of the day and is perfect for barbecues or spending time with friends, family, or simply relaxing. The property boasts a driveway, and a detached, pitched roof garage, where there is lots of storage available in the roof space. Within the property there is a hallway, which leads through to a lovely lounge. The heart of the home has to be the open plan kitchen and diner, which boasts a separate utility room, and French doors that open up to the conservatory. The ground floor also benefits from a WC. Heading up to the first floor you will find three, tastefully decorated bedrooms with the two rear bedrooms enjoying a view towards the sea. The master bedroom boasts a stylish ensuite shower room which is in immaculate condition and has virtually never been used. The family bathroom is also in fabulous condition and is located centrally to the bedrooms. To fully appreciate this fabulous home and the excellent value for money it offers, please contact the office to arrange a viewing.

ACCOMMODATION

Hallway

The hallway is accessed by a composite door, with frosted glass panels. Tastefully decorated, the hallway benefits from an under stairs storage cupboard, a handy double socket, and a radiator. Provides access to the lounge, open plan kitchen and diner, WC and there are stairs to the first floor landing.

Lounge

This lovely, cosy room features a marble effect fireplace. The room benefits from a TV point and phone point, plenty of power points and a radiator is neatly positioned below a uPVC double glazed window that looks out to the front of the property.

Kitchen/diner

This fabulous room has lots of natural light, provided by both the uPVC double glazed window with the uPVC patio doors that lead through to the conservatory. The kitchen, which has been lovingly maintained, incorporates a range of taupe wall and base units with a contrasting worktop and matching up stands. There is a built-in electric oven with a separate gas hob, stainless steel splashback and extractor canopy above. For convenience, the kitchen boasts an integrated fridge freezer and dishwasher. There is a 1.5 stainless steel sink, with drainer board and mixer tap, set below a uPVC double glazed window, that enjoys a pleasant outlook over the rear garden and towards the sea visible in the distance. The dining area has plenty of space for a dining or breakfast table and chair set and a radiator provides plenty of warmth. In addition to the patio doors leading to the conservatory, there is also a door to the utility room.

Utility room

The utility room has base units and a worktop with up stands that match those found in the kitchen. There is plumbing for a washing machine and space for tumble dryer. The utility room also discreetly houses the combi boiler. There is a radiator and a half-glazed door which leads out onto the side of the property.

Conservatory

A fabulous addition to the property, the dwarf wall conservatory, which is set in the rear garden. The conservatory has power points, blinds, and enjoys a lovely outlook onto the rear garden with the sea visible in the distance. There is a fully glazed uPVC door with fitted blinds that opens up to the garden.

WC

Like the rest of the property, this room is in excellent condition and comprises of a toilet and a corner, pedestal hand wash basin, with tile splash back. There is stylish flooring, a radiator, and an extractor fan.

First floor landing

The landing benefits from a good-sized cupboard, a double socket, and a uPVC double glazed window, allowing in natural light. The landing leads to all three bedrooms, the bathroom and the loft via a pulldown folding ladder.



Master bedroom

A lovely, tastefully decorated double bedroom, boasting an ensuite. The room feels light and airy and has a radiator set below a uPVC double glazed window. There is a TV point and a door that leads through to the ensuite.

Master ensuite

The stylish ensuite shower room is in a 'like new' condition. There is a shower cubicle with both rainfall and handheld showerheads, set on an easy clean PVC panel. There is a toilet and wash basin with mixer tap, over a vanity unit providing storage. The ensuite has a radiator, an extractor fan and a uPVC double glazed frosted window.

Bedroom two

A second, tastefully decorated double bedroom which has a radiator and a uPVC double glazed window that enjoys a view towards the sea.

Bedroom three

The third bedroom features a radiator and a uPVC double glazed window, that looks out to the rear, across the garden and towards the sea.

Bathroom

In the same immaculate condition as the stylish shower room, with a glass screen and an easy clean PVC panels, there is a wash basin with mixer tap, set over a two door vanity unit, which provides plenty of storage. There is a toilet, a radiator, an extractor fan, and a uPVC double glazed frosted window.

The garage

The property benefits from a garage, with an up and over door. The garage has a pitched roof which can be used for additional storage space.

Exterior

The property benefits from a driveway directly in front of the garage, providing off-street parking. There is a garden which feels relatively private and is securely walled and fenced around, making it a perfect choice of home, for anybody that has young children or pets. The garden is a sun trap and gets the sun throughout the day. You can enjoy the sun from the spacious patio or the well maintained lawn.

TENURE

We have been informed by the vendor that the property is freehold.

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NOTE

Please note that all measurements have been taken using a laser tape measure which may be subject to a small margin of error. Some photos may have been taken with a wide-angle camera lens. First Choice Move has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their solicitor or surveyor. References to the tenure of a property are based on information supplied by the Seller. The Agent has not had sight of the title documents.

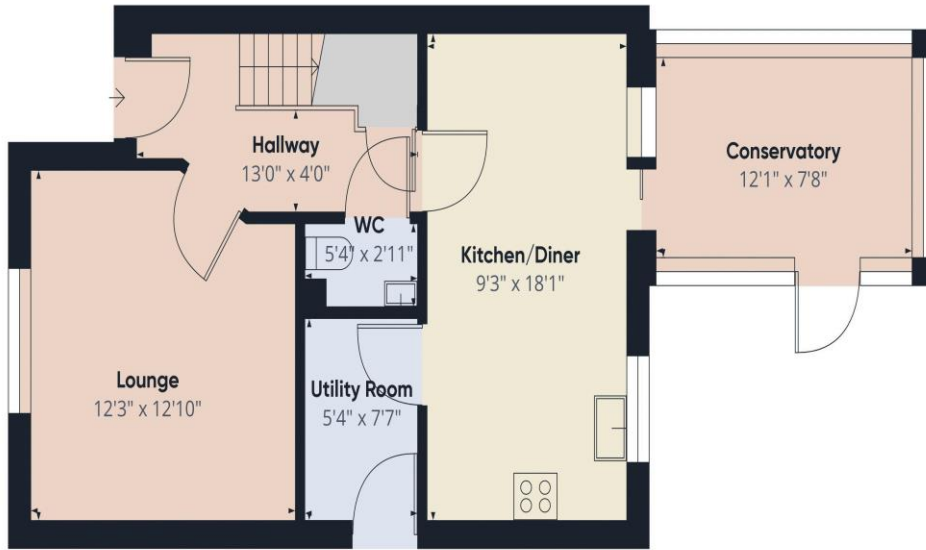






First Choice Move Ltd. registered in England and Wales Number 0767776 VAT number 118201945
Registered office and postal address:
GATE HOUSE, HALLWOOD ROAD, LILLYHALL, WORKINGTON, CUMBRIA. CA14 4JR

Tel: 01900 837 804 Tel: 01946 413 001 Email: admin@firstchoicemove.co.uk www.firstchoicemove.co.uk



Approximate total area¹
592.64 ft²

Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

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Ground Floor Building 1



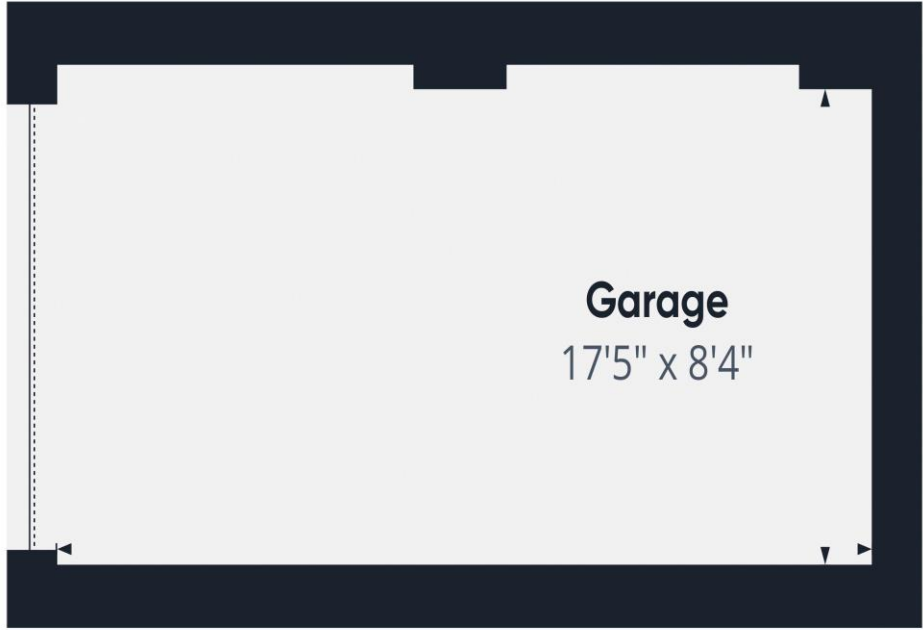
Approximate total area¹
434.99 ft²

Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

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Floor 1 Building 1



Approximate total area¹
154.87 ft²

Excluding balconies and terraces

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Ground Floor Building 2