



Offered for sale with no forward chain

Dual aspect lounge diner with bay window to the front

Good-sized kitchen, with plenty of potential

Pleasant, low maintenance rear garden, with elevated patio offering fabulous views

Spacious, semi detached property, set in a highly desirable area of Whitehaven

Ideal for first-time buyers, couples or families alike

Property benefits from three bedrooms, two of which are double

Driveway and garage, providing off road parking

Located in a highly desirable area of Whitehaven, is this three-bedroom semi-detached property. Offered for sale with no forward chain, the property would suit a wide range of buyers, including first-time buyers, couples, or would also suit a family. Whilst in need of some modernisation, the property offers great value for money, perfect for those wanting to add their own stamp. From the elevated position the property enjoys fabulous views over Whitehaven. On approaching the property, you will notice the good-sized driveway leading to a garage, providing off-road parking. Step inside, the spacious hallway which leads to the dual aspect, lounge diner, with bay window to the front. From here there is access into the good sized kitchen, which in turn leads to the rear hall. The rear hall benefits from a large, storage cupboard, and leads out onto the patio at the rear. On the first floor there are three bedrooms, two of which are double, the family bathroom is conveniently located by the bedrooms. Externally, as well as the drive and garage, the front of the property also benefits from a rockery style garden, with mature shrubs, and plants adding a splash of colour. The rear of the property also has plenty to offer with a large, flagstone patio area, and a smaller, secondary patio, that basks in the sun throughout the day, there is an area of lawn with mature shrubs and trees. Viewing is essential to see the potential this property has to offer, so call the office today to arrange a viewing.

ACCOMMODATION

Hallway

Entered through a uPVC door with patterned glass and matching side lights, the spacious hallway has plenty of natural light, a radiator and an under stairs storage cupboard. Provides access to the lounge diner, and there are open stairs to the first floor.

Lounge diner

To the dining area, there is a large, uPVC double glazed window overlooking the front garden, with a curved radiator below. There is decorative coving, dado rail, and a central ceiling rose, here you will find plenty of space to house a dining table and chair set. An arch opens to the lounge area, with a coal effect gas fire, set on a tiled hearth, with matching insert and a decorative wooden surround. The whole space is illuminated with natural light, there is a continuation of the decorative coving, dado rail, and a matching ceiling rose. A uPVC double glazed window looks out over the rear of the property, with a radiator below.

Kitchen

The kitchen has a range of wood wall and base units, with complementary wood effect work surfaces, and tiled splash backs. A stainless steel sink, with a mixer tap is set below a uPVC double glazed window, looking out over the side of the property. There is an integrated oven, with matching gas burning hob, and extractor hood above, there is plumbing and space to house a freestanding washing machine, and space to house a tumble dryer. The kitchen benefits from a radiator, wood effect flooring, and a space to house a freestanding fridge freezer. Provides access to the rear hall.

Rear hall

The rear hall has two large uPVC double glazed windows, allowing in plenty of natural light. There is a large storage cupboard, which houses the Baxi combi boiler, and there is a vented space for the tumble dryer, and a radiator. A uPVC door leads out to the rear.

First floor landing

There is a uPVC double glazed window going up the stairs overlooking the side of the property. The landing leads to all three bedrooms, and the loft. The loft is part boarded and benefits from electricity points



Bedroom one

Located at the front of the property there is a large uPVC double glazed bay window, with a curved radiator below. The master bedroom also benefits from a large, built-in wardrobe.

Bedroom two

The second double bedroom is located at the rear of the property and has a large, uPVC double glazed window looking out over the rear garden, with a radiator below.

Bedroom three

The third bedroom would make an ideal home office, or dressing room, if three bedrooms are not required. There is a uPVC double glazed window looking out over the front of the property, and a radiator.

Family bathroom

A good-sized bathroom benefits from a 4-piece suite, briefly comprising of a shower cubicle, with electric shower, a bath, a pedestal sink and a toilet. There are part-tiled walls, a radiator, wood panelling to the ceiling, and a uPVC frosted glass window.

Garage

The good-sized garage has ample space for a car, could be used simply for storage. The garage benefits from lighting and power. An open over door leads out of the front drive, and there is pedestrian access via a wooden glazed door with a uPVC frosted window to the side.

Exterior

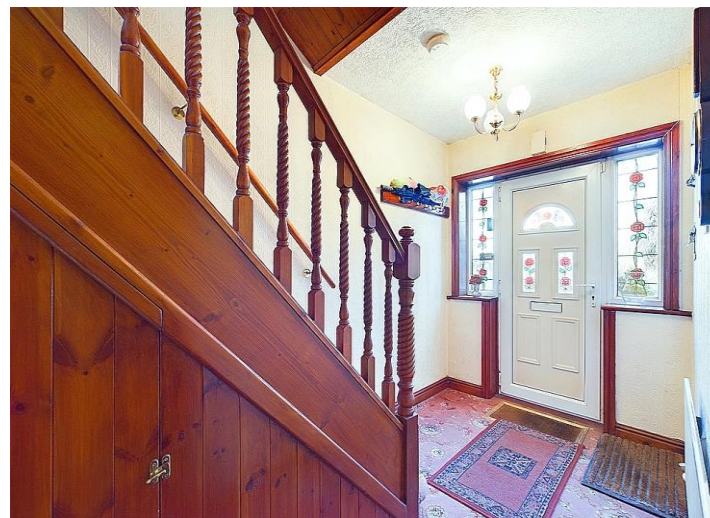
To the front, the property benefits from a large drive, and a garage. There is an area of garden featuring a range of mature shrubs and plants, providing a splash of colour. To the rear of the property, there is a good-sized patio area, which is walled around, and another smaller patio area which basks in the sun throughout the day, the garden also benefits from a lawned area. There are a access from the patio area to the rear of the garage.

TENURE

We have been informed by the vendor the property is freehold

COUNCIL TAX BAND A

EPC TBC



LOW FEES, LOCAL EXPERTISE

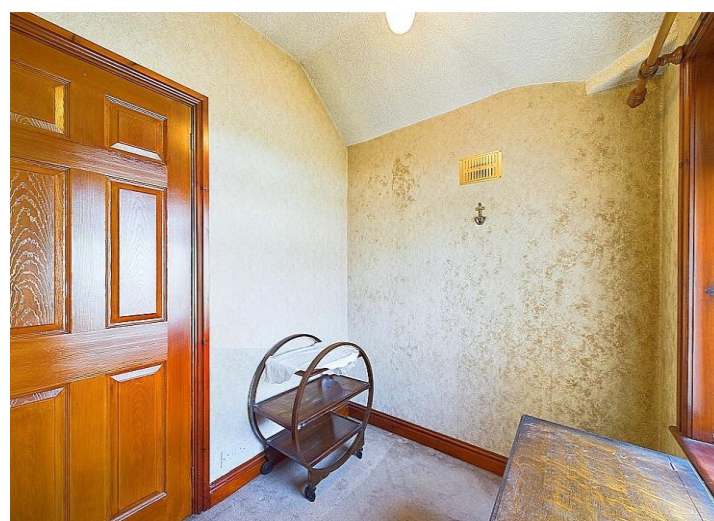
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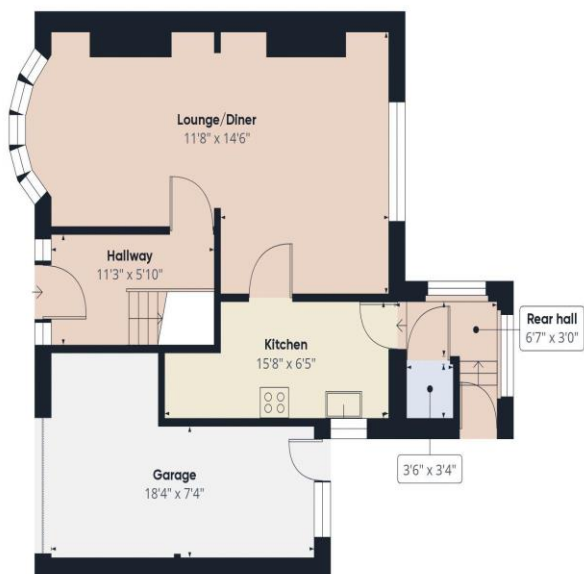
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NOTE

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.







Ground Floor

Approximate total area[®]
1047.65 ft²



Floor 1

(1) 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.

Calculations are based on RICS IPMS 3C standard.

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