



Offered for sale with no forward chain

Three good size bedrooms

First floor bathroom and convenient ground floor WC

Quiet popular residential area

Easy access to neighbouring towns

Large rear garden with well maintained lawn

Fitted wardrobes to the master and second bedroom

Ideal for first time buyers couples and families

Walking distance to local amenities

Low maintenance front garden

Nestled in a peaceful corner of Cleator Moor, this charming terraced home beckons you with the promise of comfort and convenience. With three bedrooms and no chain holding you back, it's a fantastic opportunity for first-time buyers or savvy investors seeking a hassle-free investment. The town centre is a leisurely stroll away, while nearby Egremont and Whitehaven are just a short drive.

Step inside to discover a welcoming light and spacious lounge with a cosy gas fireplace, leading to a rear hall, where the practical ground floor WC and large storage cupboard offer convenience, and a double-glazed door leads to the rear garden. The kitchen is a good size with wood-effect units, contrasting work surfaces, a double oven and grill, and a gas hob, with plumbing for washing machine below the sink.

Upstairs, three good size bedrooms offer comfort, with fitted wardrobes in the doubles offering excellent storage, and a family bathroom is conveniently located at the top of the stairs, with a three-piece white suite and electric shower over the bath.

Outside, the property offers a spacious front and rear garden. The low-maintenance front is walled around and gravelled with a side alley leading to a generously-sized well maintained rear garden where the lawn, patio, and mature trees invite you to relax and unwind.



Selling with First Choice Move

First Choice Move began in 2010 from humble beginnings—from a kitchen table in Egremont. Built on family values, hard work, and a passion for property, we have grown to become the largest estate agency in West Cumbria. As a family-run business, we believe in combining traditional estate agency values with the very latest marketing techniques to ensure every property gets maximum exposure. From high-quality photography, 3D tours, drone photography, videos and professional floorplans to online advertising and social media campaigns, we use a tailored approach to attract the right buyers. Our commitment to excellence has earned us multiple national, industry-recognised awards, a testament to our dedication to delivering outstanding service and results. We are more than just an estate agency—we're a trusted partner for buyers and sellers across West Cumbria, combining innovation with personal service to help you move with confidence.

MORTGAGES

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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.

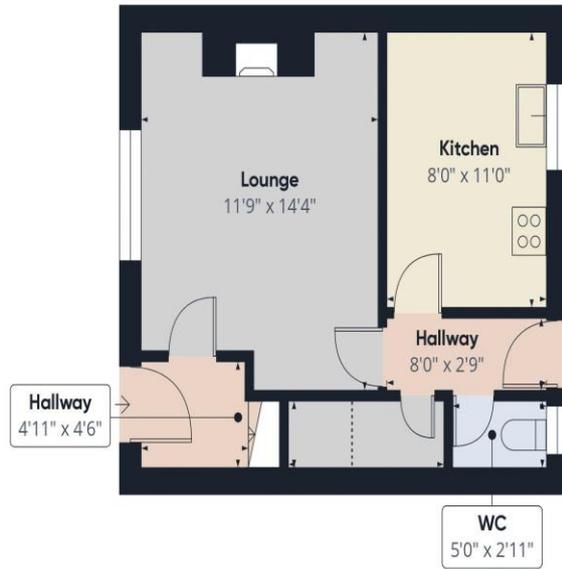






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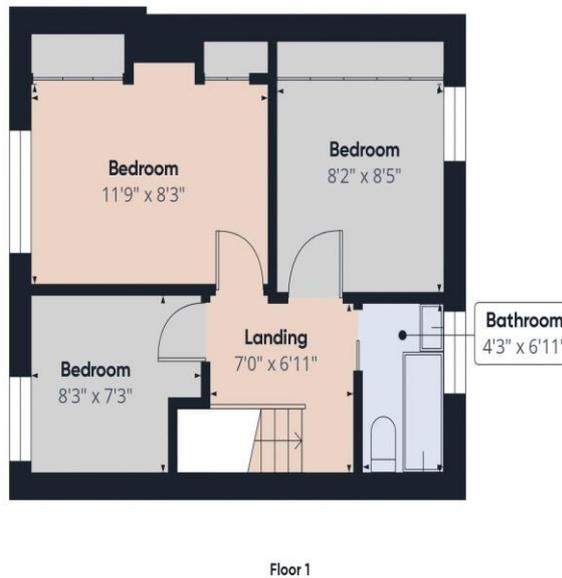


Approximate total area⁽¹⁾

645.63 ft²

Reduced headroom

8.4 ft²



(1) Excluding balconies and terraces

Reduced headroom

----- Below 5 ft

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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