



Located on a spacious corner plot

Lovely lounge and spacious kitchen/diner

Three good sized bedrooms

Popular residential area

Modern bathroom suite

Spacious drive, garage and low maintenance garden



Located on a spacious corner plot 20 Scawfell Avenue has lots to offer to any buyer. The property is well presented throughout and tastefully decorated from top to bottom. The size and position of the plot means that it may be possible to extend if desired (subject to planning) and even if extending is not for you then there is plenty of garden to enjoy. The property is in a sought after residential area of Workington and offers easy access to local schools and the town centre. Accommodation comprises briefly of: hallway, lounge which boasts a multi-fuel stove and there is a modern kitchen/diner. To the first floor, there are three bedrooms and a stylish bathroom. Externally the garden sweeps round from the front, one side and to the rear. The property has a spacious gated drive and also a garage. Viewing is a must to fully appreciate what great value for money this home offers.

ACCOMMODATION

Entrance into:

Hallway 5' 1" x 4' 1" (1.55m x 1.24m)

Through a composite door with double glazed frosted glass. There is decorative coving, solid oak flooring and a single panel radiator. Leads to the lounge and stairs up to the first-floor landing.

Lounge 14' 5" x 12' 7" (4.39m x 3.83m)

A light and airy, well presented lounge boasting a multi-fuel stove set within the chimney breast, on a stone hearth with oak beam above. TV point, phone point. decorative coving, ceiling rose, double panel radiator and a uPVC double glazed window. Leads to the kitchen/diner.



Kitchen/diner 16' 0" x 8' 2" (4.87m x 2.49m)

This modern kitchen incorporates a range of wall and base units with a complementary work surface. Built in double electric oven, separate five ring gas hob with extractor above. Stainless steel sink 1.5 with drainer board and mixer tap. Integrated fridge freezer, Wine rack, tiled splashbacks, decorative coving, understairs storage cupboard, single panel radiator and two uPVC double glazed windows. A composite stable style door leads out to the garden.



Stairs leading to:

First floor landing

The landing has a designer glass balustrade, decorative coving, uPVC double glazed window and provides access to all bedrooms, bathroom and the loft.

Master bedroom 11' 10" x 9' 5" (3.60m x 2.87m)

Tastefully decorated double bedroom with decorative coving, single panel radiator and a uPVC double glazed window.

Bedroom two 11' 5" x 9' 1" (3.48m x 2.77m)

Double bedroom with a single panel radiator and a uPVC double glazed window.

Bedroom three 8' 4" x 6' 8" (2.54m x 2.03m)

Single panel radiator and a uPVC double glazed window.

Bathroom 6' 1" x 6' 0" (1.85m x 1.83m)

A lovely, stylish bathroom comprising of a "P" shaped bath with matching curved glass screen with and both monsoon and handheld shower head attachments. WC and wash basin set within a vanity unit. Chrome heated towel rail, part tiled walls tiled flooring and there is a uPVC double glazed frosted window.



Garage

The garage benefits from power points, lighting and rear pedestrian access.

Exterior

The property is located on a spacious corner plot and boasts a generously sized garden to the front which is laid to lawn and wall/fenced around. At the rear, there is also a spacious patio area. The property has a double drive which is gated, leads to the garage and provides plenty of off-street parking.

TENURE:

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

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