



Offered for sale with no forward chain

Ideal refurbishment project

Boasting a garage and driveway

Excellent potential

Three-bedroom, semi-detached property

Popular village location

Front and rear gardens

Two large reception rooms

Whilst in need of full renovation, this spacious, semi-detached home has plenty of potential. Situated in the popular village of Harrington, offering excellent transport links. A two minute drive and you will find yourself at Harrington harbour, which you can enjoy sunsets, pleasant walks and coastal views with Scotland visible in the distance. Five minutes in the car, and you can be in the larger towns of Whitehaven or Workington. On entering the property, you will appreciate the space and potential on offer, there is an entrance porch, leading to a large, hallway which provides access, to two generous, light, and airy reception rooms. The kitchen leads to a rear utility, which offers the potential to knock through and create a larger kitchen, with access from the utility to the integral garage. To the first floor, there are three, good size bedrooms, the family bathroom, and a separate WC. Externally, to the front of the property, there is a pleasant, front garden with central lawn and mature shrubs to the borders. The property has a driveway, providing off-road parking and leading to the integral garage. To the rear of the property, there is a lovely, rear garden which is fenced around, with patio area, featuring mature shrubs and trees to the rear of the garden. There is also a useful storage shed and central lawn.

ACCOMMODATION

Entrance porch

Entered through a uPVC double glazed door with a uPVC frosted glass side window, there is tiled flooring and a wooden glazed door leading into the entrance hall.

Entrance hall

A good size entrance hall with open stairs to the first floor, a large, under stairs storage cupboard and a double panel radiator. Provides access into the lounge, dining room and kitchen.

Lounge

A spacious, light, and airy lounge with a uPVC double glazed, bay window, providing plenty of natural light, there is a double panel radiator and a gas fire set on a marble hearth, with a wooden mantel above. The lounge features decorative coving and wall mounted, decorative alcove light.



Dining room

A second, generously sized reception room, with a uPVC double glazed window overlooking the rear garden, with a double panel radiator below, there is a TV point, decorative coving and a wall mounted gas fire.

Kitchen

With a range of wall and base units, a stainless steel sink and drainer unit, double panel radiator and a uPVC double glazed window overlooking the rear garden. From here there is integral access into the utility.



Utility

Here you will find plumbing for a washing machine, a double panel radiator and a uPVC double glazed door with frosted glass leading out onto the rear garden. There is also a uPVC double glazed window with frosted glass, tiled flooring and the utility houses the combi boiler. Offers integral access into the garage.

First floor landing

The large, landing area has a uPVC double glazed window allowing plenty of natural light, loft access and provides access into three bedrooms, the bathroom and separate WC.



Master bedroom

This spacious, light and airy bedroom, has a double panel radiator and a uPVC double glazed bay window, which looks over the front of the property, and enjoys a pleasant, sea view between the houses opposite, with the fells visible.

Bedroom two

A second, well proportioned, double bedroom, with a uPVC double glazed window overlooking the rear garden, the room benefits from built-in wardrobes and a single panel radiator.

Bedroom three

A generously proportioned third bedroom, with a uPVC double glazed window, which looks out over the front of the property and enjoys a pleasant sea and fell view between the houses opposite, with a single panel radiator.

Bathroom

With suite briefly comprising of; bath with electric shower above and a pedestal sink. The bathroom has part-tiled walls, a double panel radiator and a large, airing cupboard.

WC

Here you will find a separate toilet and a uPVC double glazed window with frosted glass.

Externally

To the front of the property, there is a pleasant, front garden with central lawn and mature shrubs to the borders, with driveway, providing off-road parking and leading to the integral garage. To the rear of the property, there is a lovely, rear garden which is fenced around, with patio area, mature shrubs and trees to the rear of the garden, there is also a useful, storage shed and central lawn.

TENURE

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

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EPC TBC



LOW FEES, LOCAL EXPERTISE

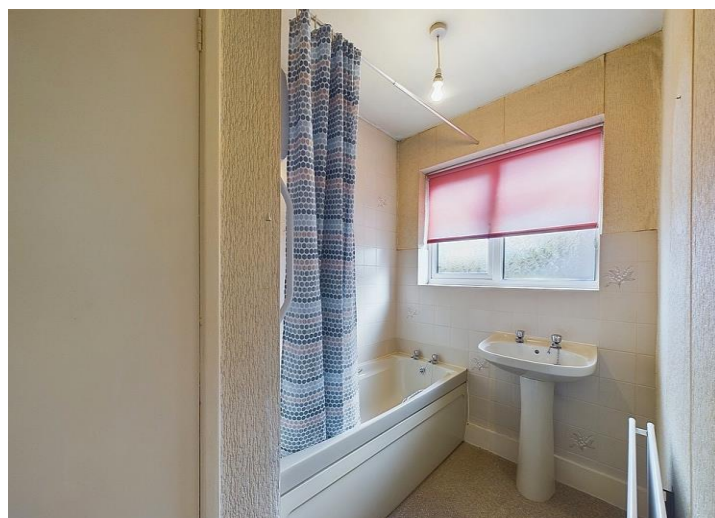
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MORTGAGES

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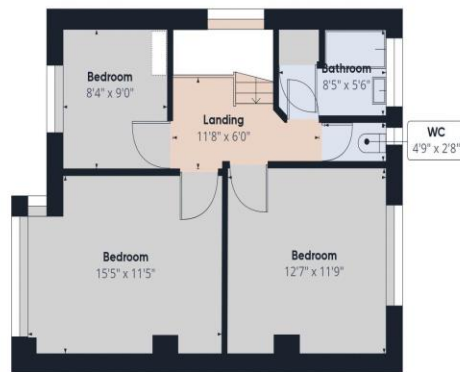
NOTE

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.





Ground Floor



Floor 1



Approximate total area⁽¹⁾
1241.4 ft²

(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.

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