



Would be ideal for those looking to downsize

Stylish kitchen and French doors to the garden

Benefits from a separate utility room

Low maintenance garden to the rear

Three well presented bedrooms

Perfect for an affordable first home

Quiet residential area

Modern bathroom suite

Lounge with beautiful fireplace

Offers great value for money

Located within a quiet area of Whitehaven, this three bedroom home offers superb value for money. The property has plenty to offer and will be an excellent choice of home for first time buyers looking to get on the first rung of the property ladder. Whitehaven town centre is less than a ten minute drive away and numerous schools are also within easy reach. Within the property there is a hallway that opens to a lovely lounge. The lounge boasts an eye catching fireplace which makes it feel very homely and the lounge also opens to the kitchen. The stylish kitchen has a central island and a seating area making this truly the heart of the home. Beyond the kitchen you will also find a separate utility room which offers plenty of storage space. Heading up to the first floor the landing leads to all three bedrooms which are tastefully decorated and the third one is currently used as a dressing room. You will also find a modern family bathroom located on the first floor. Externally the property features a low maintenance garden with plenty of space to sit out, relax and enjoy the sunshine. Internal viewing is highly recommended to fully appreciate all this property has to offer.

ACCOMMODATION

Hallway

The hallway is accessed via a uPVC door with a large frosted glass panel that allows in plenty of natural light. The hallway has a radiator and opens up to the lounge and there are stairs leading up to the first floor landing.

Lounge

You can not fail to notice the eye catching fireplace with an attractive brick surround and wooden mantel piece. To either side of the chimney breast there are feature papered walls and the whole room is tastefully decorated and benefits from decorative coving, a radiator and two uPVC double glazed windows that look out to the front of the property. The lounge opens up to the kitchen, allowing natural light to pass from one room to the other.

Kitchen

The stylish kitchen incorporates a range of wall and base units, a complimentary worktop and a central island. The island has cupboards and you will find the hob. There is a built in electric oven, a sink with drainer board and mixer tap and the room benefits from ceiling spotlights above the kitchen and the seating area has stylish lighting. The kitchen also benefits from under cupboard lighting, an under stairs storage cupboard and a designer radiator. There is a uPVC double glazed window and uPVC French doors lead out to the rear garden. The kitchen also leads to the utility room.

Utility room

A highly useful addition to the property, the utility room has base units and a handy worktop, plumbing for a wash machine and plenty of space for a fridge freezer. The utility room has a radiator, houses the boiler and also has a uPVC double glazed window allowing in natural light.

First floor landing

The landing benefits from a uPVC double glazed window and leads to all three bedrooms and the bathroom.



Bedroom one

A tastefully decorated bedroom featuring two useful built in cupboards, a radiator and two uPVC double glazed windows look out to the front of the property and make it a light and airy room.

Bedroom two

A second, lovely, double bedroom with a radiator and a uPVC double glazed window that looks out onto the rear garden.

Bedroom three

The third bedroom is currently used as a dressing room and benefits from a radiator and a uPVC double glazed window looking out to the rear of the property.

Bathroom

The modern bathroom suite comprises of: a bath with Victorian style mixer tap and shower attachment, a toilet and a wash basin with mixer tap placed over two door vanity unit providing storage. The bathroom has spotlights to the ceiling, tiled flooring, an extractor fan and a uPVC double glazed frosted glass window.

Exterior

To the front of the property there is a low maintenance garden area which is fenced around and gated with a path that leads up to the front door. There is access around the right hand side of the property to the rear garden. The rear garden has been designed with ease of maintenance in mind and has several areas of artificial turf, ideal for seating. There are low maintenance gravel path's and the garden is fenced around.

TENURE

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

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NOTE

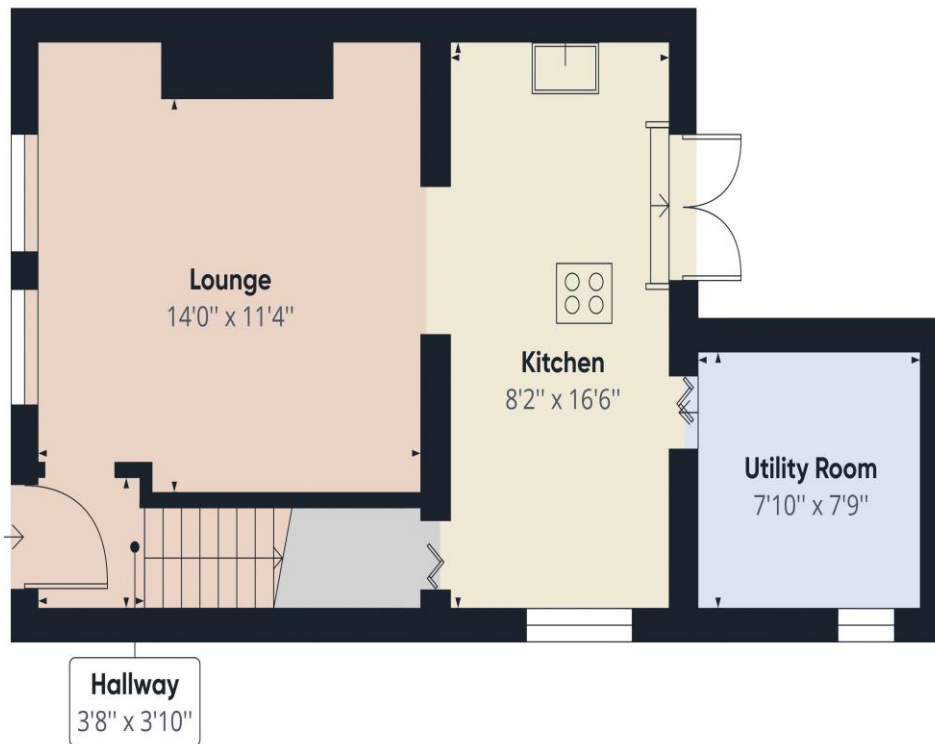
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Ground Floor

Approximate total area⁽¹⁾
429.92 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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Floor 1

Approximate total area⁽¹⁾
406.22 ft²

(1) Excluding balconies and terraces.

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