



Offered for sale with no forward chain

Two well proportioned double bedrooms

Ideal project or investment opportunity

Contemporary modern bathroom

Quiet village location

Two reception rooms

Easy access to the Lake District and fells

Walking distance to local

Offered for sale with no forward chain. Is this traditional terraced home. in need of some modernization, the property would be ideal for anybody looking for a project, or an investment opportunity. Situated in the quiet, popular village of Frizington, with the nearby towns of Whitehaven Egremont and Cleator Moor, being just a short drive away. The village is also an excellent place from which to explore the picturesque fells, and its stunning coastline, which can be reached with a relatively short car journey. The accommodation briefly comprises of entrance vestibule, and hallway, which leads to a versatile, front reception room with an open fire. There is a spacious lounge, with built-in storage and an open fireplace. The kitchen leads to the rear hall and contemporary bathroom. To the first floor, there are two generously proportioned double bedrooms. Externally, the property benefits from a low maintenance, secure rear yard. Viewing is highly recommended to appreciate the potential on offer.

ACCOMMODATION

Entrance vestibule

Entered through a modern, composite door with frosted patterned glass and a matching uPVC top light with tiled flooring and wooden glazed door leading into the entrance hall.

Entrance hall

there is decorative coving and the hall provides access to the front reception room, lounge, and there are stairs to the first floor.

Front reception

This versatile, front reception room would make a great dining room, playroom, or perhaps a sitting room. With tiled, open fireplace, a uPVC double glazed window overlooking the front of the property and decorative coving to the ceiling.



Lounge

The light and airy lounge features a large, walk-in storage cupboard and an under stairs, space. The window overlooks the rear yard, and the lounge features an open fireplace, with decorative stone surround and hearth, set into the chimney breast and decorative. There is decorative coving to the ceiling and access into the kitchen.

Kitchen

With a range of wall and base units, with complementing, worksurfaces and tile splashback's, there is a 1.5 stainless steel sink and drainer unit, with mixer tap and plumbing for a washing machine below. There is space for a freestanding cooker and a uPVC double glazed window which overlooks the rear of the property. Provides access into the rear hall.



Rear hall

A uPVC double glazed door leads out onto the rear of the property and there is access into the bathroom

Bathroom

The bathroom suite briefly comprises of a built-in vanity unit, incorporating a hand wash basin with mixer tap and concealed cistern toilet with mounted flush. There is a bath with wall mounted shower attachment and tiled surround. The bathroom features part-tiled walls, a wall mounted, electric heater with wall mounted, mirrored cabinet and a uPVC double glazed frosted glass window.



First floor landing

Providing access into two double bedrooms.

Bedroom one

Located at the front of the property, the well proportioned, double bedroom has a uPVC double glazed window which overlooks the front of the property and a TV point.

Bedroom two

A second, generous double bedroom, with useful built-in storage cupboard which houses the water tank, and a second larger, built-in storage cupboard, with pulldown ladder, providing access into the loft. A uPVC double glazed window overlooks the rear yard.

Externally

To the rear of the property, there is a low maintenance, walled rear yard.

TENURE

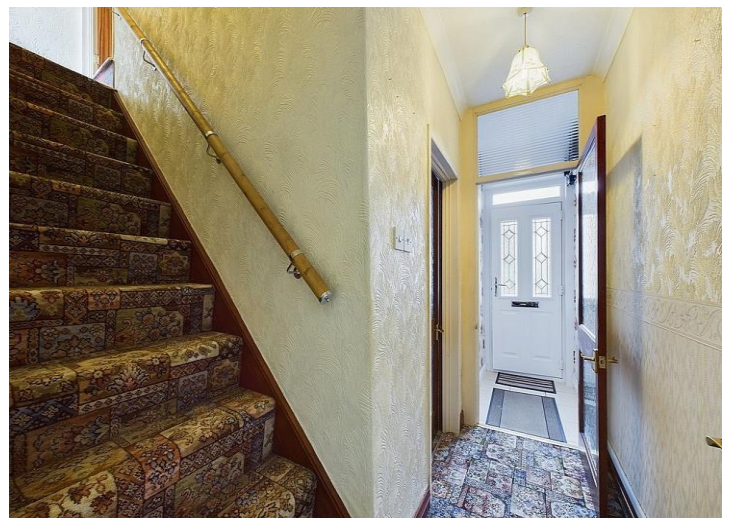
We have been informed by the vendor that the property is freehold.

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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.



