



**Offered for sale with no forward chain**

**Spacious semi-detached bungalow**

**Lovely lounge with balcony and sea views**

**Front and rear gardens plus driveway**

**Plenty of storage throughout**

**Two reception rooms**

**Three double bedrooms**

**Well maintained throughout**

**Sea views to the rear**

**Popular sought after area**

Offered for sale with no forward chain is this lovely and deceptively spacious semi-detached Dorma bungalow, with three double bedrooms. Nestled in a sought after, quiet area of Whitehaven this well presented, bungalow enjoys attractive views towards the Solway Firth. The property provides easy access to Whitehaven town centre with its range of shops, amenities, and picturesque marina. The property is also just a short drive to the A595 which provides excellent transport links. The accommodation briefly comprises of; entrance hall, spacious lounge with patio doors to a balcony, which enjoys sea views. There are double doors to a second reception room which is currently used as a dining room. The kitchen diner features integrated appliances, there is a separate utility room, shower room and double bedroom to the ground floor, to the first floor there are two light and spacious double bedrooms, the rear bedroom enjoys a gorgeous sea view and both bedrooms benefit from fitted wardrobes. The bathroom is also located between the bedrooms and there is plenty of storage throughout the property. Externally, accessed from the lounge, there is a balcony which offers beautiful sea views and is the perfect place to enjoy the sunsets. To the front of the property there is a raised walled gravel garden with mature shrubs and plants to the borders. The block paved driveway provides off road parking and there is gated access to the side of the property which leads around to the rear garden. To the side of the property there is a pathway with planted borders and an external tap. The lovely, low level, rear garden has a well maintained lawn with planted borders and below the balcony there is a sheltered area which leads to a large storage space underneath the property.



## ACCOMMODATION

### Entrance hall

Entered through a uPVC double glazed door, the light and airy "L" shaped hall, has modern neutral décor, decorative coving to the ceiling, a large walk in cloak cupboard, one single panel radiator and one double panel radiator. There is access to the lounge, kitchen diner, bedroom and utility.

### Kitchen diner

The spacious kitchen diner has a range of contemporary wood wall and base units, contrasting work surfaces and tiled splash backs. The integrated appliances include: a built in double electric oven and grill, a microwave in place above, a gas hob with glass cover set into the worktop with an extractor fan in place above and there is a dishwasher and fridge freezer. The uPVC double glazed window overlooks the front garden there is a uPVC double glazed door with frosted glass, a double panel radiator and tile effect vinyl flooring.

### Lounge

A generously proportioned bright and spacious lounge, with uPVC double glazed patio doors which flood the room with natural light and provides access onto the raised balcony at the rear of the property, the perfect place to relax and enjoy the view. There is a feature electric fire, set into a marble hearth and insert with decorative wooden surround. Decorative coving to the ceiling, neutral décor and a double panel radiator. Double wooden glazed doors lead to the dining room.

### Dining room

A versatile room, currently utilized as a dining room, but could also make a great home office space, or play room. Modern neutral décor, decorative coving, two uPVC double glazed windows and a double panel radiator and decorative wall lights.

### Utility

Useful utility room, with a range of wood effect wall and base units with matching work top and open shelving, a double panel radiator and uPVC double glazed door leading to the rear garden. Provides access to the downstairs shower room.

### Shower room

Contemporary modern shower room with suite, briefly comprising a corner shower cubicle, with mixer shower, handwash basin with mixer tap set into a modern vanity unit and push button flush toilet. Wall mounted towel heating radiator, two uPVC double glazed windows with frosted glass, extractor fan and vinyl flooring.





### **Bedroom one**

A good sized, well presented, double bedroom with modern neutral décor, decorative coving to the ceiling, a uPVC double glazed window overlooking the front of the property with a double panel radiator below.

### **First floor landing**

Providing access to two further bedrooms and bathroom, with a large storage cupboard and loft access to the ceiling.

### **Bedroom two**

A spacious, light and airy, double bedroom with a large uPVC double glazed window which enjoys a lovely elevated sea view. There are large fitted wardrobes and an additional walk in storage cupboard, offering plenty of storage options. There are decorative wall lights and a single panel radiator.

### **Bedroom three**

The third bedroom is a beautifully presented double bedroom, with fitted wardrobes and sliding mirrored doors, an additional over stairs storage cupboard and a uPVC double glazed window looking over the front garden. There is a single panel radiator and modern décor.

### **Bathroom**

Featuring a large vanity unit, incorporating a hand wash basin and a concealed cistern toilet. There is plenty of storage with open shelving and a fitted vanity mirror featuring pelmet lights. There is a bath with shower in place above, fully tiled walls, a uPVC double glazed window with frosted glass and a wall mounted towel rail.

### **Externally**

Accessed from the lounge, there is a balcony offering beautiful views of the Irish sea and is the perfect place to enjoy the stunning sunsets. To the front of the property there is a raised, walled, gravel garden with mature shrubs and plants to the borders. A block paved driveway provides off road parking and there is gated access to the side of the property, leading around to the rear garden. To the side of the property there is a pathway with planted borders and an external tap. The lovely, low level, rear garden has a well maintained lawn with planted borders and below the balcony there is a sheltered area which leads to a large storage space under the property.

### **TENURE**

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

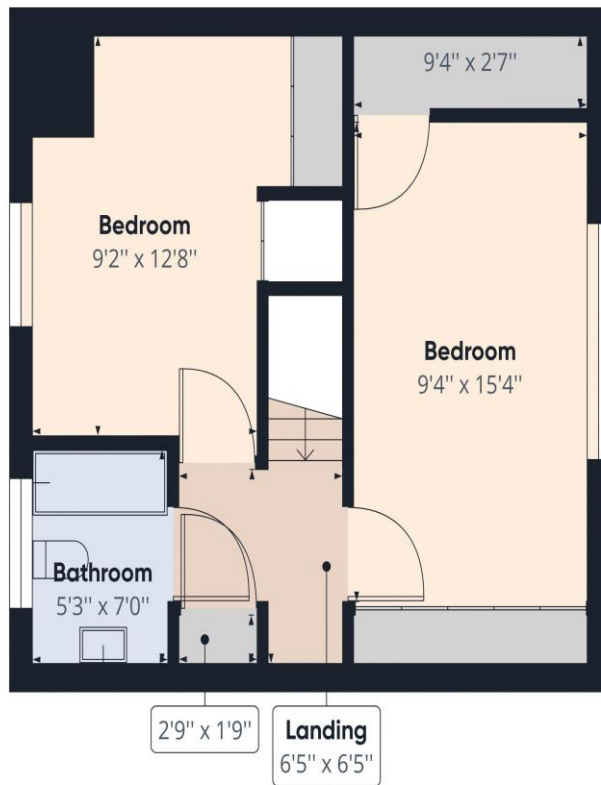












Floor 1

Approximate total area<sup>(1)</sup>  
398.59 ft<sup>2</sup>

(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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Ground Floor

Approximate total area<sup>(1)</sup>  
826.45 ft<sup>2</sup>

(1) Excluding balconies and terraces

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