



Positioned on a spacious corner plot

Converted double garage with conservatory

Immaculate, high end, kitchen with separate utility

Master en-suite, bathroom plus downstairs WC

Benefits from a separate dining room

An excellent family home

Set in a quiet cul-de-sac

Four, well presented, bedrooms

Lovely lounge with two bay windows

Attractive, well maintained, garden

This fabulous home is nestled in a quiet, attractive, cul-de-sac on the outskirts of the village of Bigrigg. Set on a corner plot, the property has plenty to offer including space, peace and quiet and versatility. One feature, which is certainly unique, is the fact the double garage has been converted to a study, store room and a utility, also benefitting from the addition of a conservatory. This creates a fantastic, versatile, space which can be used for a variety of purposes. The village of Bigrigg is a sought after place to live, with the A595 providing excellent transport links to the nearby towns of Whitehaven and Egremont, perfect for anybody who works at Sellafield. The village also has a garage with a large grocery store. The property has been lovingly maintained by the current owners and is ready to move into. Within the property there is an attractive hallway with double doors opening to the lounge which features two bay windows. There is a separate dining room which has a bay window and a fully glazed door opens out to the garden. The stylish kitchen has integrated appliances and benefits from a separate utility. The property also has a handy downstairs WC. Heading up to the first floor, you will find four lovely bedrooms, two of which have bay windows matching the rooms below giving the property that distinctive curb appeal. The master bedroom has an immaculate en-suite shower room. The family bathroom is also conveniently located between the bedrooms on the first floor. The property has a garden to the front and right hand side which has been well maintained. To the left of the property you will find a secure garden, perfect for anybody with children, which is a lovely place to sit, relax and also leads through to the converted garage and conservatory. The garage has the doors in place which open to provide a storage area. In front of the garage doors you will also notice the driveway which provides off street parking. Viewing is highly recommended to fully appreciate this lovely home and it's rather attractive setting.

ACCOMMODATION

Hallway

The hallway is accessed via a composite door with frosted glass panels. This fabulous hallway sets the scene for the tasteful décor you will find throughout the property. There are half glazed double doors that open to the beautifully presented lounge. The hallway features an under stairs storage cupboard, a radiator and a handy double socket. The floor is laid with Karndean in flooring and the hallway provides access to the kitchen, dining room and the downstairs WC.

Lounge

A fabulous room with lots of natural light provided by the two uPVC double glazed bay windows, one of which enjoys a lovely view towards Dent fell and the surrounding woodland. The lounge also features a stylish fireplace with a marble hearth, marble inset and complimentary cream surround. The room has two main ceiling lights which are controlled by a dimmer switch. There is an additional uPVC double glazed window, decorative coving and plenty of warmth is provided by the two radiators.

Dining room

This lovely dining room features a bay window matching that in the lounge and giving it fabulous curb appeal from the front of the property. There is a continuation of the Karndean flooring found in the hallway and a fully glazed door with two side windows allows in extra natural light and leads out to the rear garden.

Kitchen

This stunning kitchen, like the rest of the property, is in superb condition and comprises of: cream wall and base units, a contrasting worktop with matching up stands, a three door range cooker with a five ring gas hob and a stainless steel/curved glass extractor canopy above with integrated lighting. For convenience the kitchen has a dishwasher located by the 1.5 sink with a drainer board and mixer tap, views out of a large uPVC window onto the garden. There are ceiling spotlights, in cupboard lighting, under cupboard lighting and kick board lighting creating a lovely feature. There is a horizontal wine rack, Karndean flooring and a radiator. A door leads through to the utility room.



Utility room

Here you will find space for an American-style fridge freezer. The utility also discreetly houses the Vaillant combi boiler and a half glazed door leads out to the exterior of the property.

WC

Here you will find a toilet and a pedestal hand wash basin with mixer tap and styled splash backs. There is a continuation of the Karndean flooring that was found in the hallway and dining room. A uPVC double glazed window provides plenty of light.

First floor landing

The attractive curved staircase leads up to a spacious first floor. There is a cupboard, a handy double socket and a radiator. The landing leads to all four bedrooms and the bathroom.

Master bedroom

A beautifully presented double bedroom, which has stylish flooring, a radiator and a uPVC double glazed window where you can see up towards Dent fell and the surrounding countryside. There is a TV point and also a handy en-suite.

Master en-suite

As expected, the en-suite is in immaculate condition and comprises of: a shower with the control set on the tiled surround, a toilet, pedestal hand wash basin with mixer tap, glass shelf and mirrored cabinet above providing plenty of storage. The shower room has a ceiling spotlight, main ceiling light, extractor fan, a radiator and a uPVC double glazed frosted glass window.

Bedroom two

A second double bedroom, with plenty of style with a radiator and a uPVC double glazed window that looks down onto the garden.

Bedroom three

The third bedroom has a phone point, a radiator is set below a uPVC double glazed bay window that looks out to the front.

Bedroom four

A fourth tastefully decorated bedroom where there is a radiator and a uPVC double glazed bay window.



Bathroom

In fabulous condition, this modern bathroom suite comprises of a bath with glass screen, mixer tap and shower attachment. There is also a pedestal hand wash basin with a mixer tap, toilet, part tiled walls, an extractor fan, a radiator and a uPVC double glazed frosted glass window.

Exterior

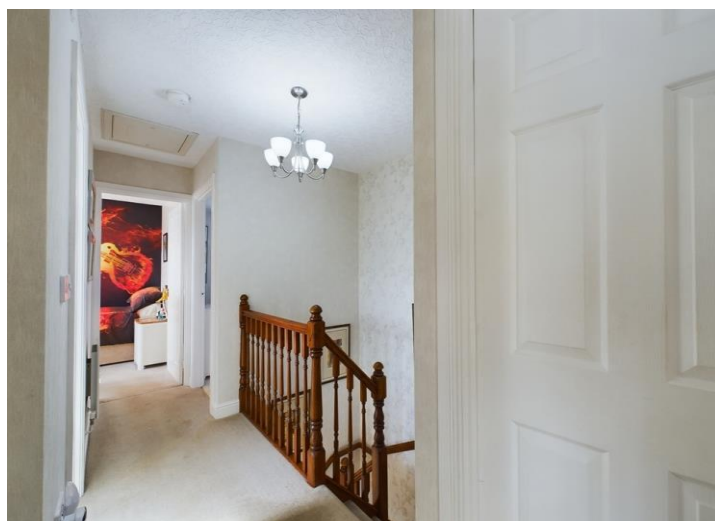
At the front of the property, being nestled on a spacious corner plot, there is a lovely lawn garden. There are several bedding areas with mature flowers and shrubs creating a splash of colour. There is a central path, leading along the lawn, up to the front door where there is a covered arch. Stepping out of the glazed door of the dining room, you will find a pleasant and relatively private garden which gets the sun throughout the afternoon and evening. There are raised vegetable beds, a well maintained lawn and attractive bedding areas. The garden has a useful shed, ideal for storing garden equipment. The garden is securely walled around with gated access making it an ideal choice for anybody that has children or pets. One thing that will certainly catch your eye is there is a conservatory attached to what was formally the garage. The conservatory is a dwarf wall and is a perfect place in which to relax and enjoy the sunshine and garden. There is wall mounted lighting and plenty of power points. From the conservatory a uPVC door leads into the former double garage. This has been split into three sections and can be utilised as a games room, home office or playroom and there is ethernet access. One area also doubles as a utility as there is plumbing for washing machine, space or tumble dryer and also a toilet and wash basin. Part of the garage remains for storage and can be accessed via the up and over door. This is perfect for tools or perhaps outdoor equipment or garden equipment.

TENURE

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

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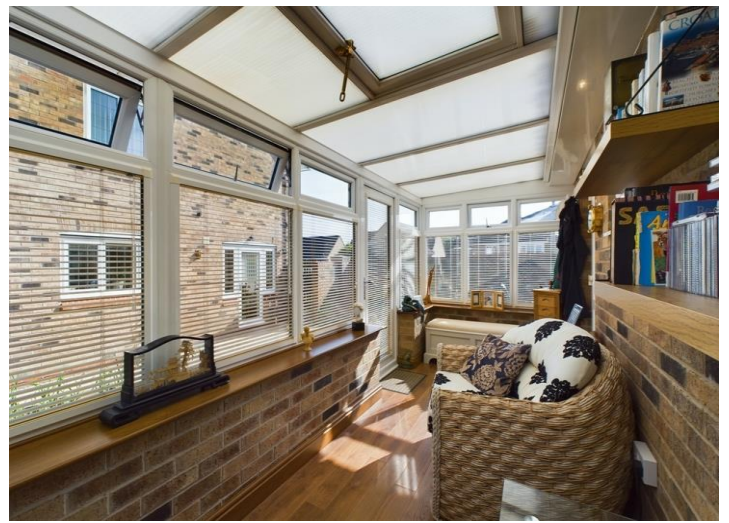


NOTE

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.







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Utility Room

7'4" x 5'4"

Kitchen

11'6" x 11'1"

Lounge

10'7" x 19'9"

Hallway

6'4" x 7'2"

Dining Room

8'1" x 10'5"

WC

3'7" x 4'11"

Approximate total area⁽¹⁾

619.45 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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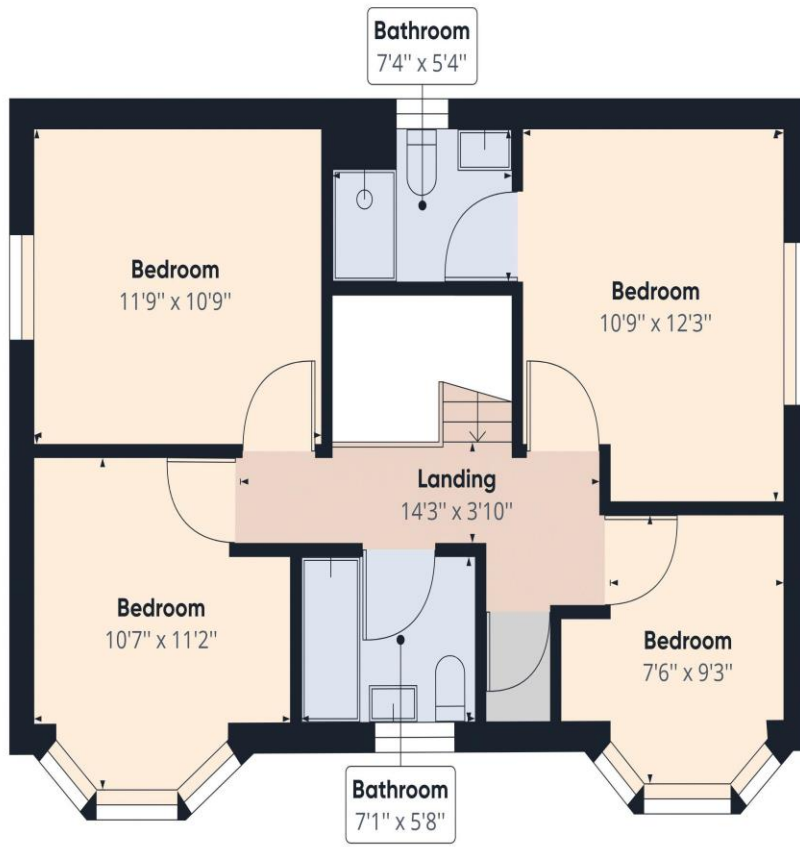
Ground Floor Building 1

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Bathroom
7'4" x 5'4"

Bedroom
11'9" x 10'9"

Bedroom
10'9" x 12'3"

Landing
14'3" x 3'10"

Bedroom
10'7" x 11'2"

Bedroom
7'6" x 9'3"

Bathroom
7'1" x 5'8"

Floor 1 Building 1

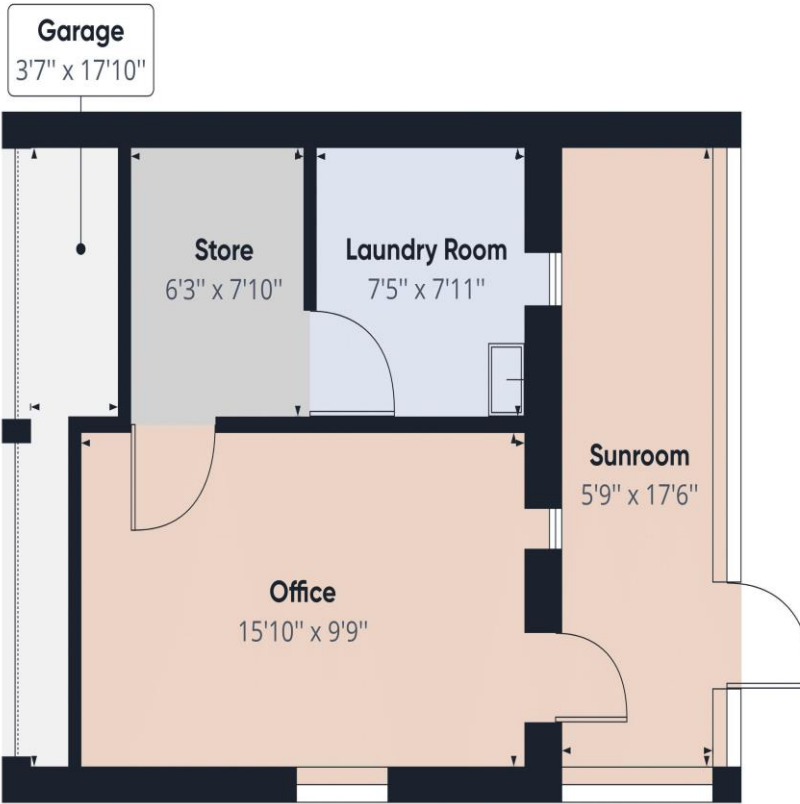


Approximate total area⁽¹⁾
591.16 ft²

(1) Excluding balconies and terraces

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Garage
3'7" x 17'10"

Store
6'3" x 7'10"

Laundry Room
7'5" x 7'11"

Sunroom
5'9" x 17'6"

Office
15'10" x 9'9"

Building 2



Approximate total area⁽¹⁾
439.28 ft²

(1) Excluding balconies and terraces

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