



Skelgate | Dalton-in-Furness | Cumbria | LA15 8BD

- Grade 2 Listed Property Built 1840s
- Superb Family Home In The Heart Of Dalton
- Filled With Plenty Of Features Throughout
- Excellent Family Living Accommodation
- Hall, 4 Reception Rooms, Fitted Kitchen
- 5 Bedrooms, 2 Bathrooms, Ensuite
- Detached Double Garage, Large Stable Block

Offers in the region of £549,950

- Ample Parking, Mature Gardens
- Viewing Highly Recommended
- Council Tax Band D, Freehold



Property Description

We're delighted to bring to the market this stunning Grade 2 listed property in the heart of Dalton-in-Furness close to local amenities, transport links, schools and local tourist attractions. Dalton House is a desirable family home offering excellent family living accommodation over 3 floors which has been delicately renovated throughout. The property offers spacious living with a grand entrance hall leading to a lounge, sitting room, morning room, dining room then double doors to a coloured fitted kitchen and ground floor cloaks. To the first floor there are 3 bedrooms with master having a walk in wardrobe/ensuite, family bathroom and a separate cloaks/wc. The second floor offers 2 further bedrooms and a bathroom. The property benefits from wooden sash style windows some with shutters, central heating and cellar.

Externally the property has a detached double garage with room above for storage, stable block with plenty of storage and floor space, offering ideal potential for further development subject to acquiring permissions.

There are mature gardens over 2 levels with extensive lawned areas with plants/borders/shrubs, seating areas with bbq, a veg patch, greenhouse and plenty of outside space. Viewing is highly recommended to appreciate the size, standard and the many features on offer including fireplaces, window shutters and coved ceilings with ceiling roses.

Please see below link we found on the history of this stunning property.

<https://britishlistedbuildings.co.uk/101218855-dalton-house-dalton-town-with-newton>

SERVICES

Gas, Water, Electric, Telephone and Drainage

FRONTAGE

Double gates to the front leading to a spacious court yard, parking for several cars, access to double garage/workshop, steps to gardens and door to entrance hall

ENTRANCE HALL

Spindle staircase to first floor, feature dado rail, coved ceiling with ceiling rose, radiator and doors to –

LOUNGE

12' 0" x 17' 6" (3.67m x 5.34m)

Wooden sash style window with window shutter, feature part panelled walls with hidden tv unit, feature stone fire surround with wood burner multi fuel effect fire, feature coving with ceiling rose, built in bookcase, tv point and radiator

SITTING ROOM

15' 1" x 11' 11" (4.61m x 3.65m)

Wooden sash style window with window shutter, feature open fireplace with slate hearth, picture rail, coved ceiling and radiator

DINING ROOM

11' 3" x 12' 9" (3.45m x 3.90m)

Wooden sash style window, radiator, built in storage cupboards with drawer, laminate flooring and double doors to kitchen

MORNING ROOM

9' 4" x 10' 10" (2.87m x 3.32m)

Wooden sash style window, open fireplace, coved ceiling with ceiling rose and built in storage cupboard

KITCHEN

13' 10" x 10' 5" (4.23m x 3.20m)

2 wooden sash style windows, radiator, fitted blue wall and base storage units with wood effect worktops to compliment, white 1 and a half bowl ceramic sink with mixer taps, feature glass display units with plate rack, Smeg range oven with 5 ring hob extractor over, tiled splash and slate flooring

REAR HALL AREA

With doors leading to courtyard, cloaks/wc, cellar and a radiator

CLOAKS/WC

Window, low level w.c and hand wash basin with taps

CELLAR

14' 7" x 8' 3" (4.46m x 2.54m)

Steps down to cellar, stone flooring, power and light, (boiler) and built in storage cupboard

LANDING

Feature coloured glass window, spindle staircase to first floor, dado rail, feature coved ceilings, radiator and doors to –

CLOAKS/WC

Window, radiator, low level w.c and part paneled walls

BEDROOM 1

13' 4" x 17' 9" (4.07m x 5.43m)

2 wooden sash style windows with window shutter, coved ceiling with ceiling rose, open archway to dressing room/ensuite

DRESSING ROOM/ENSUITE

10' 2" x 15' 10" (3.12m x 4.83m)

Door to landing, coved ceiling, wooden sash style window, 3 piece suite with low level w.c, hand wash basin with vanity unit and mixer taps, double size shower cubicle with double headed shower, part paneled walls and towel rail

BEDROOM 2

11' 8" x 14' 9" (3.56m x 4.51m)

Wooden sash style window, radiator, coved ceiling and picture rail

BEDROOM 3

12' 6" x 11' 10" (3.83m x 3.63m)

Wooden sash style window, built in storage cupboard, coved ceiling and feature black open fireplace





BATHROOM

14' 9" x 10' 7" (4.52m x 3.23m)

Wooden sash style window, 3 piece suite with feature hand wash basin with mixer taps, central panel enclosed double ended jet spa bath with telephone style mixer taps, corner shower cubicle with double headed shower, tiled walls, tiled flooring, spotlight ceiling, double door storage cupboard, radiator and towel rail

LANDING

Spindle staircase to second floor, spindle balustrade, double glazed velux window, dado rail and doors to bedrooms and bathroom

BEDROOM 4

10' 0" x 24' 8" (3.06m x 7.53m)

Feature arch shaped wooden window, double glazed velux window, feature beamed ceiling and radiator

BEDROOM 5

24' 10" x 10' 0" (7.59m x 3.06m)

Feature arch shaped wooden window, double glazed velux window, feature beamed ceiling and radiator

BATHROOM

Velux window, 3 piece suite with low level w.c, pedestal hand wash basin with taps, corner shower cubicle with shower, tiled splash, part paneled walls, built in storage in eaves and spotlight ceiling

GARDENS

Mature and established gardens over 3-4 areas with extensive lawned areas, plants/borders/shrubs, access to garage/stable block, water tap, bbq area, flower garden, steps to further garden with lawned area, greenhouse, planted fruit/veg area and walled garden

STABLE BLOCK - GROUND FLOOR

20' 4" x 16' 11" (6.21m x 5.17m)

Large wooden door access to stable block with plenty of storage/workshop

STABLE AREA, WOOD/COAL STORE

18' 0" x 24' 5" (5.51m x 7.45m)

Door into workshop

STABLE BLOCK - FIRST FLOOR

21' 9" x 26' 2" (6.63m x 7.99m)

Access door to large store area with windows, beamed ceiling and access to second room

SECOND ROOM

18' 9" x 26' 2" (5.72m x 8.00m)

2 windows to the front and beamed ceiling

DOUBLE GARAGE BLOCK

26' 7" x 14' 8" (8.11m x 4.48m)

GROUND FLOOR

2 garage access doors

FIRST FLOOR

Access door to rear garden, window and beamed ceiling



Tenure

Freehold

Council Tax Band

D

Viewing Arrangements

By appointment

Contact Details

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VIEWINGS

By appointment

AGENT NOTE

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Anti-Money Laundering checks cost - £30.00 Inc VAT

This is non-refundable once the AML check has been carried out

General

Within the particulars mention has been made of power points, possibly central heating systems and appliances within the property. In accordance with the Estate Agency Act 1979 we advise that none of the appliances, power points or heating systems have been tested by this office prior to sale. All measurements are approximate. When viewing properties offered for sale through W. G. Ross and Company Limited, it can often be of assistance to ascertain the marketable value of your own property and the staff of Ross Estate Agencies will be pleased to visit your home, without obligation, to give helpful advice regarding the transfer and purchase of property.

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		79
(55-68) D		
(39-54) E	43	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

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