



Cartmel Cottage, Westholme, Fernleigh Road
£200,000



Cartmel Cottage, Westholme

Fernleigh Road, Grange-over-Sands

A well proportioned attached cottage position within the popular town of Grange-over-Sands where shops, cafes, a post office, banks, a butchers, a railway station and the mile long promenade are amongst the many amenities available there.

The well presented accommodation briefly comprises a dining kitchen, sitting room and utility/cloakroom to the ground floor. The first floor offers two double bedrooms and a family bathroom. The property has double glazing and gas central heating.

Outside offers patio seating areas and off road parking.

Council Tax band: B

Tenure: Leasehold

GROUND FLOOR

KITCHEN DINER

16' 11" x 15' 9" (5.15m x 4.80m)

BOTH MAX:-Single glazed door, double glazed window, two radiators, base and wall units, stainless steel sink, built in electric oven, gas hob with extractor/filter over, integrated fridge, freezer and dishwasher, tiled splash backs, understairs storage cupboard with lighting.

SITTING ROOM

15' 6" x 13' 10" (4.72m x 4.22m)

BOTH MAX: Single glazed bay window, radiator, decorative electric fire to conglomerate hearth and back panel with painted surround, wall light.

CLOAKROOM WITH UTILITY SPACE

7' 5" x 4' 0" (2.25m x 1.21m)

BOTH MAX: Double glazed window, two piece suite in white comprises W.C. and wash hand basin, washing machine, tumble dryer, gas central heating boiler, fitted worktop, fitted wall units.

FIRST FLOOR

LANDING

7' 1" x 3' 7" (2.16m x 1.09m)

BOTH MAX: Built in storage cupboard.

BEDROOM

15' 11" x 11' 3" (4.84m x 3.44m)

BOTH MAX: Single glazed window, radiator, wall light, loft access.

BEDROOM

15' 10" x 9' 5" (4.82m x 2.87m)

BOTH MAX: Single glazed window, radiator, fitted shelving, coving, loft access.

BATHROOM

8' 7" x 7' 1" (2.61m x 2.15m)

BOTH MAX: Single glazed window, radiator, three piece suite in white comprises W.C., wash hand basin and bath with thermostatic shower over, extractor fan, shaver point, tiling to walls.

EPC RATING

EPC Rating D

SERVICES





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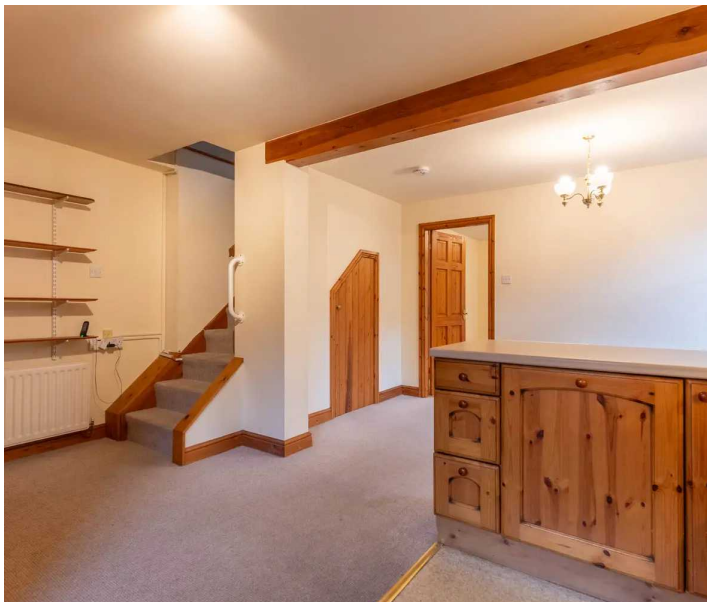
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GARDEN

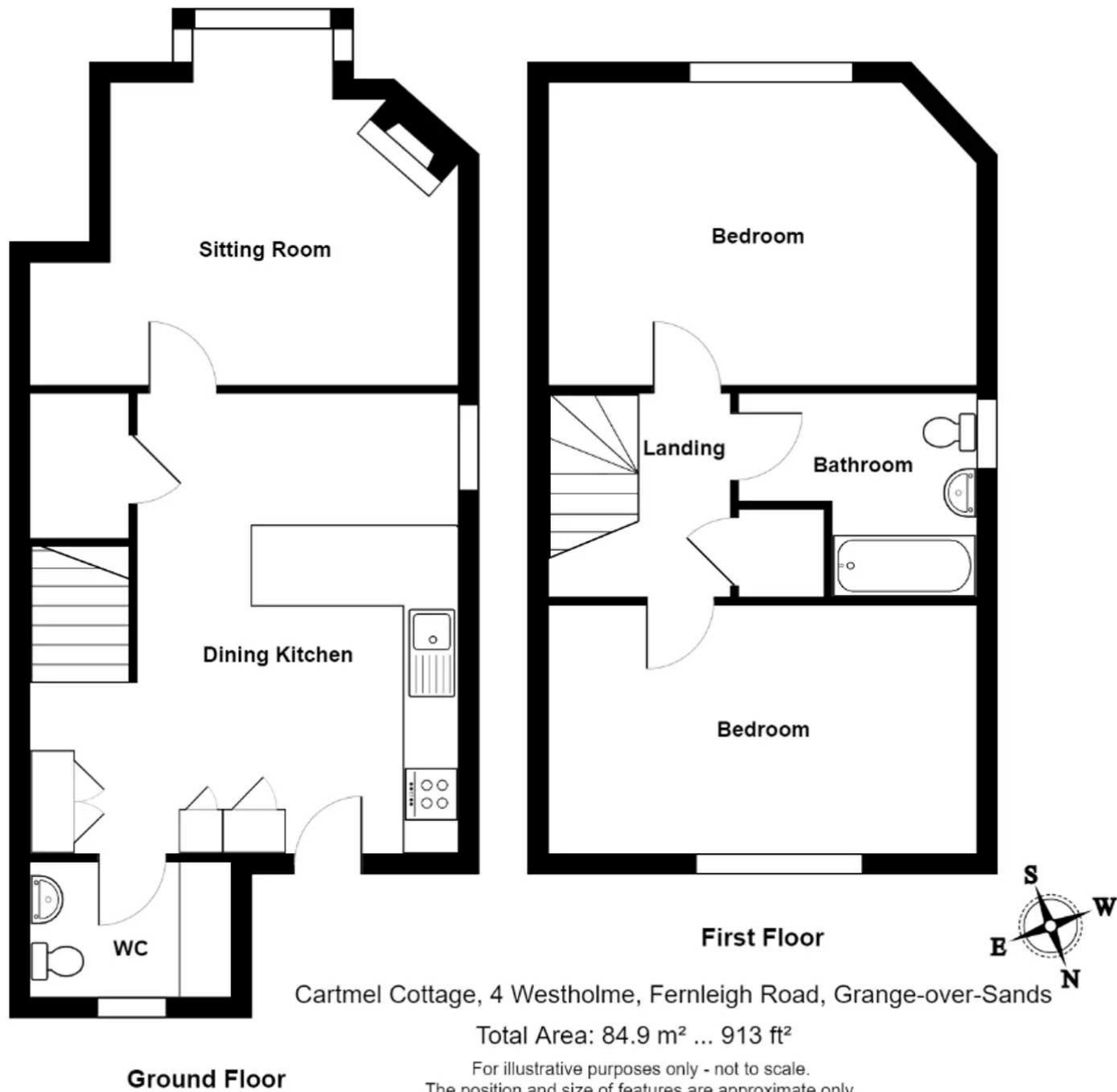
Enclosed patio seating areas lie to the side and rear of the cottage. There is allocated off road parking for one vehicle

OFF STREET

1 Parking Space

There is allocated off road parking for one vehicle.





Cartmel Cottage, 4 Westholme, Fernleigh Road, Grange-over-Sands

Total Area: 84.9 m² ... 913 ft²

For illustrative purposes only - not to scale.
 The position and size of features are approximate only.
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