



Blakestone Charney Road, Grange-Over-Sands  
£385,000



## Blakestone Charney Road

### Grange-Over-Sands

A beautiful detached bungalow with spectacular views across the bay occupying an elevated position in a popular residential area within Grange-over-Sands. The bungalow is conveniently placed for the seaside town's many amenities which include a variety of shops, cafes, a post office, butchers, the Promenade and the railway station. Grange has good bus route links and is within easy reach of the Lake District National Park and the M6.

Nestled in a tranquil setting with breath-taking bay views, this stunning 2 Bedroom Detached Bungalow presents a rare opportunity for those seeking a peaceful coastal retreat. The property has been meticulously renovated by its current owner, boasting a beautiful sitting dining room with direct access to the rear garden through bi-folding doors, a fitted kitchen complete with integrated appliances, two generously proportioned bedrooms - one of which features bi-folding doors that open up to the picturesque bay, and a three-piece suite bathroom. The property is further complemented by stunning gardens surrounding the bungalow, a convenient under croft, a garage, and driveway parking. This property is a true gem with the added benefit of being sold with no chain, making it an ideal move-in ready home for its lucky new owners. Step outside into the enchanting exterior space of this property and discover a haven of beautifully maintained gardens that envelop the home. A delightful decking area at the rear showcases panoramic bay views, while a meticulously kept lawn is enclosed by elegantly manicured hedges, rockery features, and abundant planted beds. To the left lies a patio seating area, and to the right, another private decking spot is adorned with lush greenery. The rear garden also features a spacious area perfect for entertaining, with access to the sitting dining room and a side entrance to the garage. Driveway parking and garage parking ensure ample space for vehicles, adding to the convenience of this remarkable property. Whether enjoying the tranquillity of the gardens or relishing the captivating vista from the deck, this outdoor space offers a perfect balance of natural beauty and practicality, completing the allure of this coastal sanctuary.

- Stunning detached bungalow with bay views
- Beautiful sitting dining room with access to the rear garden
- Fitted kitchen with integrated appliances
- Two double bedrooms with one having bi-folding doors looking out to the bay
- Three piece suite bathroom
- Fully renovated by the current owner
- Stunning gardens surround the property and an under croft located under the property
- Garage and driveway parking
- Easy access to the towns amenities
- No chain

#### **IDENTIFICATION CHECKS**

Should a purchaser(s) have an offer accepted on a property marketed by THW Estate Agents they will need to undertake an identification check. This is done to meet our obligation under Anti Money Laundering Regulations (AML) and is a legal requirement. We use a specialist third party service to verify your identity. The cost of these checks is £43.20 inc. VAT per buyer, which is paid in advance, when an offer is agreed and prior to a sales memorandum being issued. This charge is non-refundable.

#### **EPC RATING E**

#### **SERVICES**

Mains electric, mains gas, mains water, mains drainage

#### **COUNCIL TAX CURRENTLY BAND D**

#### **TENURE:FREEHOLD**

#### **DIRECTIONS**

From our Grange-over-Sands office proceed directly over the cross roads on to Grange Fell Road, continue up the hill and turn right in to Charney Road, proceed to find Blakestones located on the second driveway on the left.

**WHAT3WORDS:**///gent.short.reverses





**GROUND FLOOR**

**PORCH**

7' 7" x 4' 0" (2.30m x 1.21m)

**KITCHEN**

10' 6" x 9' 1" (3.19m x 2.76m)

**SITTING DINING ROOM**

21' 4" x 17' 10" (6.50m x 5.44m)

**INNER HALLWAY**

16' 1" x 4' 5" (4.90m x 1.34m)

**BEDROOM**

12' 4" x 10' 10" (3.75m x 3.31m)

**BEDROOM**

10' 6" x 10' 0" (3.19m x 3.05m)

**BATHROOM**

7' 3" x 5' 6" (2.22m x 1.67m)











# THW Estate Agents

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