



| Orton | Penrith | CA10 3RX

Guide Price £699,000



david britton
ESTATES

Key features

- Detached 4 double bedroom Long House
- Set in mature garden with additional 1.5 acre paddock
- Upgraded with modern day comforts including underfloor heating, contemporary bathroom & kitchen
- Many traditional features retained
- Excellent scope for holiday income from 3 separate cottages (2 x 1 beds and 1 x 2 beds)
- Parking and excellent hardstanding for motorhome/caravan
- Potential for housing livestock or a pony/horse
- Great position on fringe of picturesque village centre with good amenities
- Excellent transport links - short distance to J37 of M6, Eden Valley, Pennines & Lakes
- No upward chain!

Description

This imposing 4 double bedroom Long House with the addition of 3 separate cottages dates back to 1732 and is steeped in history. It sits in a prominent position on the fringes of Orton Village Centre within grounds of approximately 2 acres (approx 1.5 acre paddock) The 3 traditional cottages (2 x 1 beds and a 2 bedroom) which offer the new owners an instant opportunity of revenue from holiday lets/or overspill accommodate for visitors. With a large abundance of traditional character features in the main dwelling, a paddock, extensive parking and open countryside views, this beautiful period home offers so much flexibility and the scope to keep livestock or a pony/horse. The current owners have modernised in areas to provide comfort including contemporary kitchen and bathroom spaces. If you love the open countryside this is a great position to benefit from the wonderful outdoors!


Alfred Wainwright described Orton as one of the loveliest of Westmorland villages and it is part of The Yorkshire Dales National Park. The village is well positioned for access to the M6 2 miles, junction 38 and is almost equi-distant some 15 miles Penrith to the north and Kendal to the south. Orton is fortunate in having retained numerous local amenities now lost to many rural communities these include shop post office/shop, a cafe, Kennedys famous chocolate factory, the George Hotel and Inn and a primary school.

Directions





Floor plans

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



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