



16 Lound Street, Kendal
£250,000





16 Lound Street

Kendal

A well proportioned traditional mid terraced property occupying a pleasant position within the market town of Kendal and being convenient for all the local amenities, schools and the town centre. With easy access to the rest of the Lake District National Park, local transport services and road links to the M6 motorway.

The property briefly comprises a sitting room, dining room and kitchen to the ground floor, one bedroom, study and a family bathroom to the first floor with a further bedroom and bathroom to the second floor. The property benefits from double glazing and gas central heating.

Externally there is a patio garden to the rear with a store room and outdoors toilet with a small gravelled feature to the front and on street parking.

GROUND FLOOR

SITTING ROOM

10' 6" x 9' 9" (3.21m x 2.98m)

Both max. Double glazed window, radiator, living gas flame fireplace.

KITCHEN

11' 8" x 8' 2" (3.56m x 2.49m)

Both max. Double glazed door, double glazed window, radiator, base and wall units, stainless steel sink, integrated oven, gas hob with extractor/filter over, integrated fridge, plumbing for washer dry, tiled splashback, tiled flooring.

DINING ROOM

13' 9" x 12' 4" (4.19m x 3.77m)

Both max. Double glazed window, radiator, living gas flame fireplace, built in cupboard.

CELLAR

21' 3" x 13' 10" (6.47m x 4.21m)

Both max. Two double glazed windows, water supply, light and power.

FIRST FLOOR

BEDROOM

11' 4" x 10' 6" (3.45m x 3.21m)

Both max. Double glazed window, radiator.

STUDY

8' 0" x 5' 3" (2.44m x 1.60m)

Both max. Double glazed window, gas combination boiler.





BATHROOM

11' 6" x 7' 10" (3.51m x 2.39m)

Both max. Double glazed window, radiator, three piece suite comprises W.C. wash hand basin, fully tiled walk in shower with electric shower fitment.

LANDING

6' 1" x 3' 3" (1.85m x 0.99m)

Both max.

SECOND FLOOR

BEDROOM

14' 2" x 7' 4" (4.33m x 2.24m)

Both max. Double glazed roof window, radiator, eaves storage.

BATHROOM

10' 4" x 6' 8" (3.16m x 2.04m)

Both max. Double glazed roof window, radiator, three piece suite comprises W.C. wash hand basin and bath with electric shower over, partial tiling to walls, eaves storage.

LANDING

8' 5" x 4' 5" (2.56m x 1.35m)

Both max. Double glazed window.





OUTSIDE

An enclosed paved patio garden to the rear which includes a store room and an outside toilet. To the front is a small gravelled area.

ON ROAD

Street parking.

EPC RATING E

SERVICES

Mains electric, mains gas, mains water, mains drainage.

COUNCIL TAX: BAND C

TENURE: FREEHOLD

DIRECTIONS

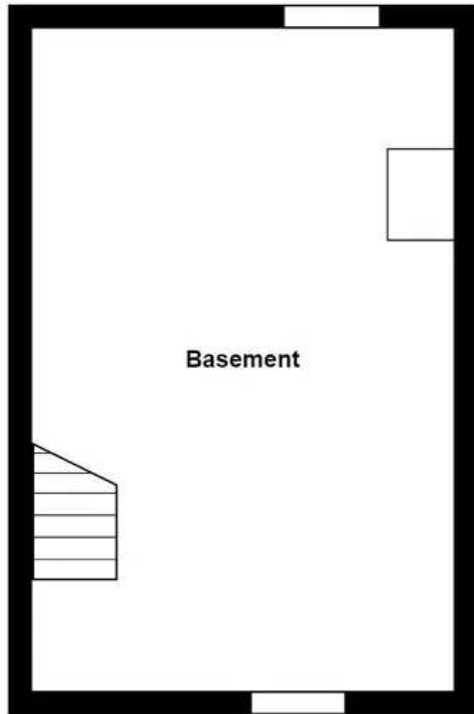
Travel south out of Kendal town along Aynam Road and bear left on to Lound Road. Pass the turning on the left for Parkside Road and Lound Street is then the second turning on the left with number 16 being located on the right hand side.

WHAT3WORDS: basket.fully.trying.



16 Lound Street, Kendal
Total Area: 119.0 m² ... 1281 ft²

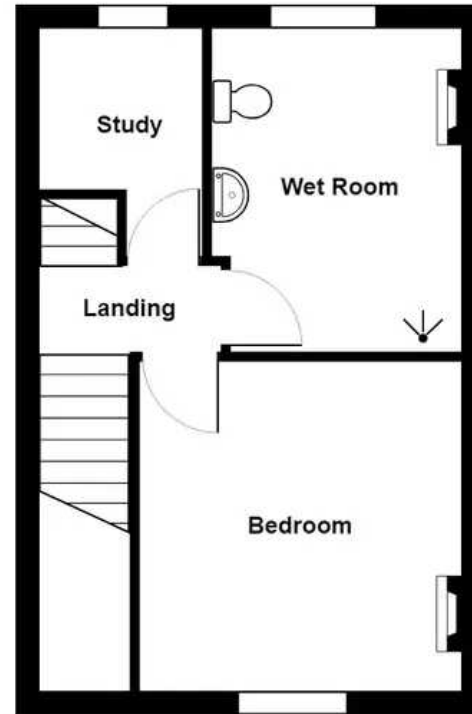
For illustrative purposes only - not to scale. The position and size of features are approximate only.
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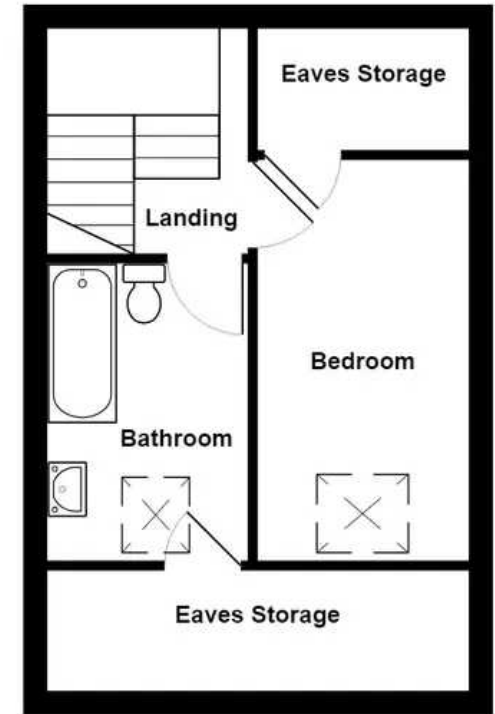
Basement



Ground Floor



First Floor



Second Floor



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