



9 Benson Green, Kendal
£300,000



9 Benson Green

Kendal

A well proportioned link detached bungalow centrally located within the market town of Kendal yet tucked away in a pleasant residential area overlooking the bowling green. The bungalow is conveniently placed for the many amenities available both in and around the town and offers riverside walks from the doorstep, is within level walking distance of the bus and rail services and offers easy access to the Lake District National Park and the M6. This charming link detached bungalow offers a rare opportunity to acquire a delightful home in a sought-after location. The property has had a lot of renovations done by the current owners which has really added to the property's charm. When entering the property you will find yourself in the stunning open plan living area with a modern kitchen with a breakfast bar to enjoy your mornings breakfast. The open plan living area has a light and airy seating area with a wood burner that heats up the entire room. The conservatory can be found on the right which is the perfect dining space for all the family to enjoy their evening meals. The property also boasts three double bedrooms, a second reception area which is great for relaxing in. A family bathroom comprises a a W.C., wash hand basin to vanity and a bath with a shower over, there is also a separate toilet next to the main bathroom. The property features double glazing and gas central heating. Situated conveniently close to the town centre, this home provides both comfort and convenience for modern living.

Outside, the front of the bungalow boasts an elevated patio garden with picturesque views overlooking the neighbouring bowling green, creating a serene setting to unwind. Additionally, a gated driveway provides easy access to the boiler room and store room, offering practical storage solutions. On the other side of the bungalow, another driveway and a small paved patio area provide extra convenience. The rear garden is a true gem, offering a private oasis with ample space for outdoor activities and relaxation. This property effortlessly combines style, comfort, and functionality, presenting an ideal opportunity for those seeking a beautiful home with a picturesque setting.

- Charming link detached bungalow
- Double glazing and gas central heating
- Light and airy open plan living area
- Close to town centre
- Three double bedrooms
- Delightful gardens to the rear
- Conservatory/dining room
- Driveway parking
- Family bathroom
- Boiler room and store room

EPC RATING D

SERVICES

Mains electric, mains gas, mains water, mains drainage

COUNCIL TAX: BAND C

TENURE: FREEHOLD

DIRECTIONS

From our Kendal office turn right on to Sandes Avenue and take the first left hand turn in to County Mews. Continue around to the right and proceed under the archway. Turn right and pass the terraced houses to find number Bowling Green Cottage located on the left.

WHAT3WORDS: daisy.handed.match





GROUND FLOOR

KITCHEN, DINING AND LIVING SPACE

22' 7" x 11' 3" (6.89m x 3.44m)

CONSERVATORY

17' 10" x 7' 9" (5.43m x 2.35m)

INNER HALLWAY

23' 6" x 14' 8" (7.16m x 4.48m)

LOUNGE

13' 1" x 11' 8" (4.00m x 3.56m)

BEDROOM/STUDY

12' 11" x 7' 0" (3.93m x 2.13m)

BEDROOM

11' 4" x 9' 9" (3.45m x 2.97m)

BEDROOM

8' 7" x 8' 0" (2.61m x 2.43m)

BATHROOM

7' 11" x 6' 3" (2.41m x 1.90m)

TOILET

7' 10" x 2' 10" (2.38m x 0.87m)

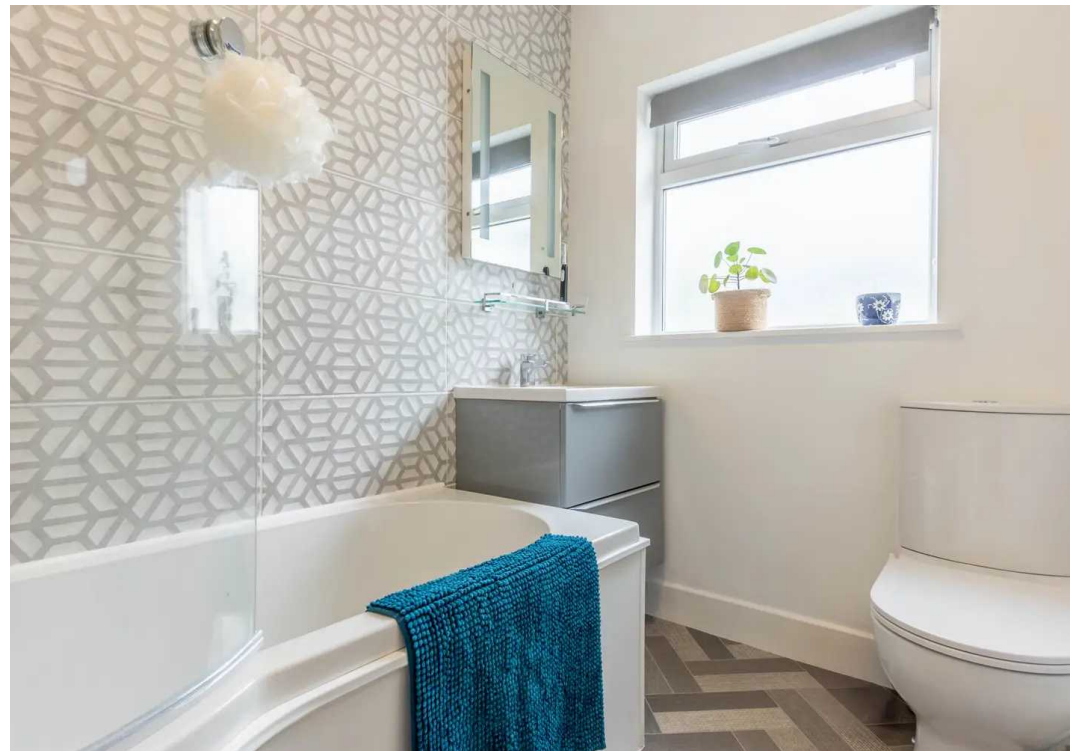
BOILER ROOM

7' 1" x 5' 0" (2.15m x 1.53m)

STORE

7' 1" x 5' 6" (2.16m x 1.67m)





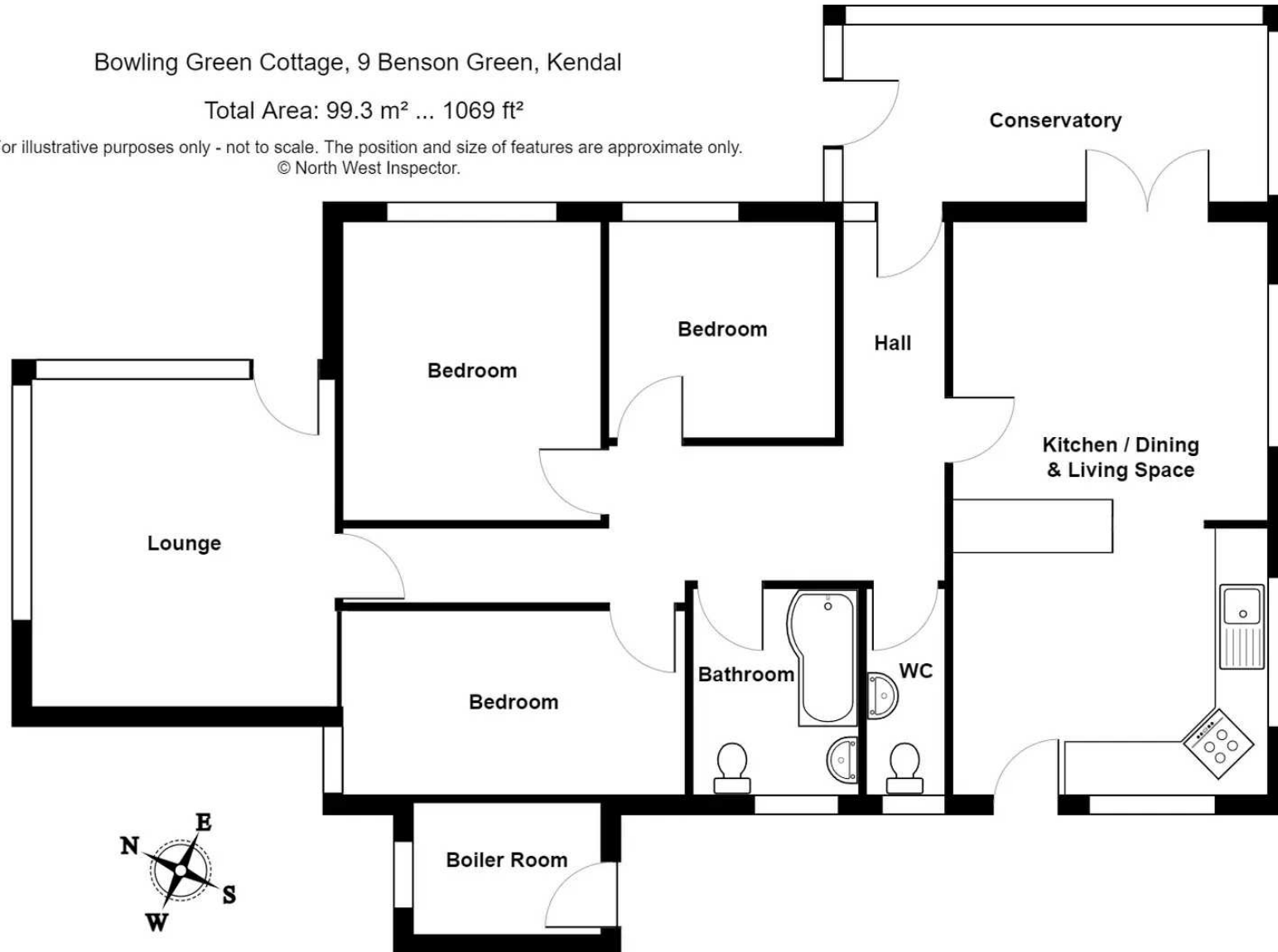




Bowling Green Cottage, 9 Benson Green, Kendal

Total Area: 99.3 m² ... 1069 ft²

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