



Cockermouth

Offers in the region of £295,000

11 Victoria Road, Cockermouth, Cumbria, CA13 9PA

A charming three double bedroom period semi-detached house most conveniently situated half a mile from Cockermouth town centre and benefiting from recent comprehensive upgrading.

Quick Overview

Charming three storey period semi-detached house

Recently comprehensively upgraded

Half a mile from Cockermouth town centre

Three double bedrooms

Living room and dining room

Luxury bathroom

Self-contained rear yard

Adjoining garage

Property Reference: KW0426



3



1



2



D



Superfast
Broadband
Available



2



Living Room



Living Room



Kitchen



Dining Room

Accommodation

Ground Floor:

Entrance Vestibule

Entrance Hall

With radiator, fitted shelving.

Living Room

With bay window, fireplace including slate hearth and timber mantel, fitted shelving, radiator.

Dining Room or Sitting Room

With sandstone fireplace and timber mantel, radiator.

Kitchen

With fitted base and wall units, bespoke oak worktops, sink unit with mixer tap, extractor unit, plumbing for washing machine and dishwasher, radiator, external door.

First Floor:

Landing

Bedroom One

With windows to two elevations, two radiators.

Bedroom Two

With radiator.

Second Floor:

Landing

Bedroom Three

With dormer window, period fireplace, radiator.

Bathroom

With dormer window, WC, vanity wash hand basin, oval shaped bath with freestanding waterfall tap with handset, large walk-in shower with rainfall showerhead and handset, radiator.

Outside:

Front forecourt, self-contained rear yard with stocked border, water tap, pedestrian access.

Adjoining garage with electric light and power.

Services

Mains water, electricity, gas and drainage. Gas central heating.

Tenure

Freehold.

Council Tax

Band C.

Viewing

By appointment with Hackney and Leigh's Keswick office.

Directions

From Station Road in Cockermouth town centre proceed onto Lorton Street and onto Victoria Road where the property is situated on the right.

What3words

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Price

Offers in the region of £295,000.

Anti-Money Laundering Regulations (AML)

Please note that when an offer is accepted on a property, we must follow government legislation and carry out identification checks on all buyers under the Anti-Money Laundering Regulations (AML). We use a specialist third-party company to carry out these checks at a charge of £42.67 (incl. VAT) per individual or £36.19 (incl. VAT) per individual, if more than one person is involved in the purchase (provided all individuals pay in one transaction). The charge is non-refundable, and you will be unable to proceed with the purchase of the property until these checks have been completed. In the event the property is being purchased in the name of a company, the charge will be £120 (incl. VAT).



Bedroom One



Bedroom Three



Bedroom Two



Bathroom

11 Victoria Road, Cockermouth

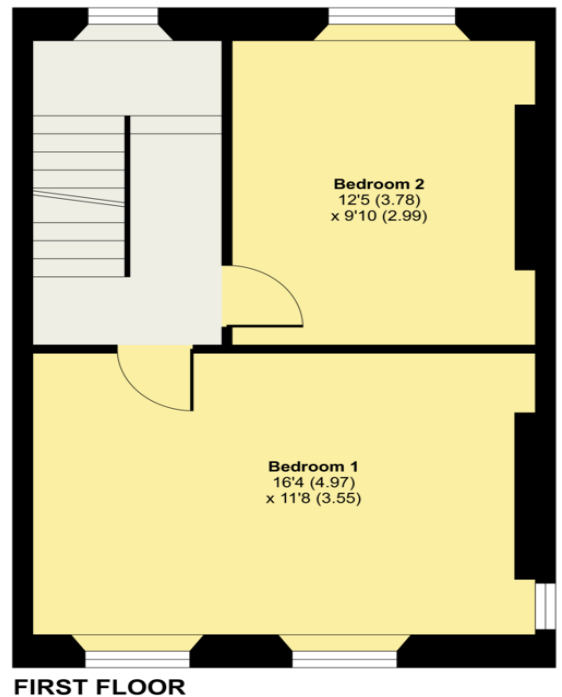
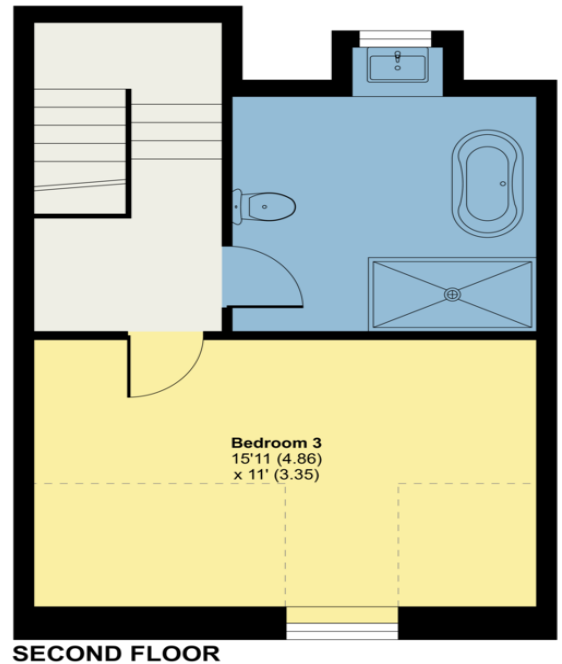
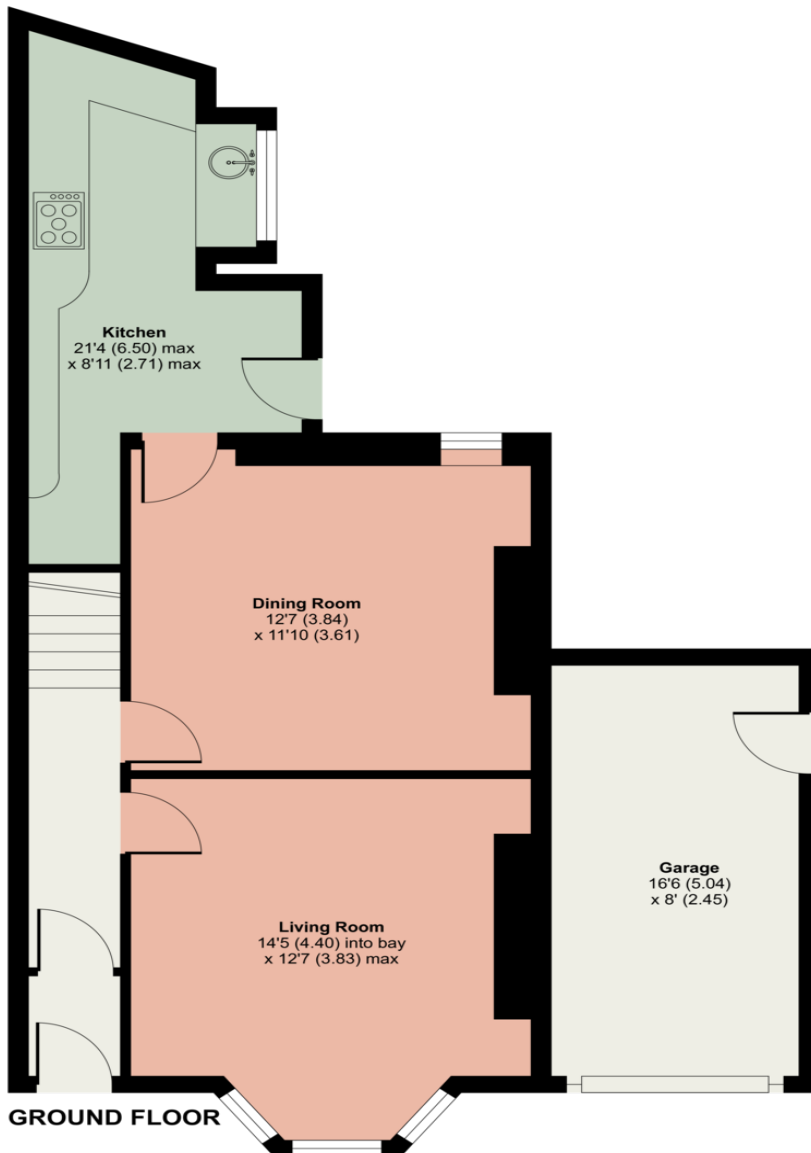
Approximate Area = 1215 sq ft / 112.8 sq m

Limited Use Area(s) = 62 sq ft / 5.7 sq m

Garage = 132 sq ft / 12.2 sq m

Total = 1409 sq ft / 130.7 sq m

For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nīchecom 2025. Produced for Hackney & Leigh. REF: 1237458

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