



Baldwinholme , Penrith, CA10 1RS

Guide price £425,000



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Baldwinholme

Penrith, CA10 1RS

- Popular village location
- Beautiful wrap around gardens
- Brilliant access to Penrith and the Lake District
- Maintained to an excellent standard
- 2 or 3 Bedrooms
- Ample parking
- Flexible layout
- Ensuite primary bedroom

Found in the charming village of Temple Sowerby, Penrith, this detached bungalow has lovely fell views and offers a delightful retreat for those seeking a peaceful yet convenient lifestyle. Boasting three reception rooms, two/ three bedrooms, and two bathrooms, this property provides a cosy and flexible living space that is perfect for a small family or those looking to downsize.

One of the standout features of this bungalow is its beautifully maintained gardens, offering a tranquil outdoor space to relax and entertain. With ample parking available, you can welcome guests with ease and convenience. Temple Sowerby itself is a popular village with a range of amenities including a pub, doctor's surgery, and a school, making it a self-sufficient community with a friendly atmosphere. Additionally, being close to the Lake District and the amenities of Penrith town, you'll have the best of both worlds - the peace and quiet of village life and the convenience of nearby facilities.



Entrance Hall

Leading from the front door through an entrance porch the hallway provides access to the three reception rooms, both bedrooms and the bathroom.

Sitting Room

11'9" x 13'10" (3.6 x 4.24)

The cosy sitting room offers a warm and inviting place to relax. With the feature multi fuel stove and large bay window to the front. Looking out towards the North Pennine fells.

Dining Room / Living Room

11'10" x 14'5" (3.62 x 4.41)

With a large bay window looking out towards the North Pennine fells. This bright room is currently set up as a dining room. Perfect for a second sitting room or family room with stairs leading to the first floor rooms.

Reception Room / Snug

11'3" x 10'6" (3.44 x 3.21)

Located off the main hallway and connecting the kitchen, the reception room is spacious and offer flexible space perfect for a variety of uses. Currently set up to link with the kitchen the room would also make an excellent dining room allowing the dining room at the front to become another sitting room.

Kitchen

14'5" x 9'10" (4.4 x 3.00)

The bright and modern kitchen is finished to a high standard with a range style cooker, solid worksurfaces' and breakfast bar island. Conveniently accessed through the reception room this space is perfect for socialising and keen cooks alike.

Utility

6'8" x 14'9" (2.04 x 4.5)

The utility has a door from the side of the property and tiled floor should you need a muddy entrance from the garden or a walk. The room is fitted with a range of base, larder and wall units. With a sink, space for a dryer and plumbing for washing machine.

Bathroom

5'3" x 7'1" (1.62 x 2.17)

The family bathroom is fitted with a bath with mains fed shower over, toilet and basin.

Bedroom 1

11'8" x 11'9" (3.56 x 3.59)

The main bedroom has dual aspect windows to the front and side of the property, lots of space for furniture and benefits from the ensuite shower room.





Ensuite 11'8" x 4'9" (3.56 x 1.47)
This modern and well equipped ensuite features a walk in shower, toilet and vanity basin unit with storage.

Bedroom 2 9'10" x 7'4" (3.01 x 2.24)
Bedroom with window overlooking the garden at the rear of the property.

Loft Room / Bedroom 3 9'1" x 13'6" (2.78 x 4.12)
Currently used as a sewing room this versatile space provides a potential extra bedroom or an ideal craft space.

Loft Room 8'9" x 7'6" (2.69 x 2.3)
A handy storage area with space in the eaves.

Outside
To front the property has beautiful established gardens with a split driveway suitable for multiple vehicles. To the rear there is a recently installed patio seating area, a summer house, large lawn and an area of beds.

Services
Mains electric, water and sewage. Oil central heating.

Please Note
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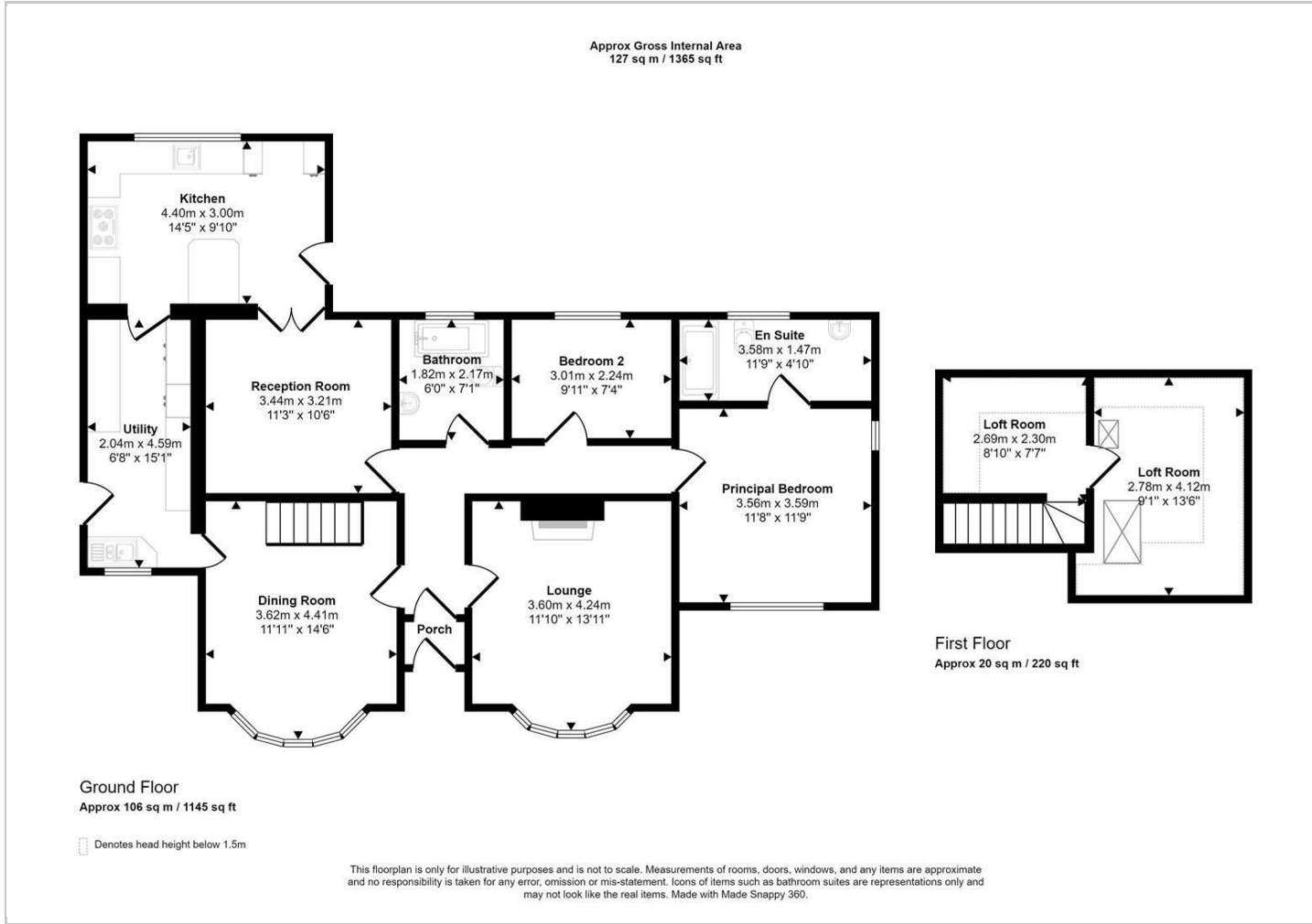
Directions

When heading East on the A66 turn left for Temple Sowerby and follow the road into the village. With the pub on the left hand side continue to drive past the green and primary school on the left. Before you reach garage and the end of the village Baldwinholme will be on the right hand side.

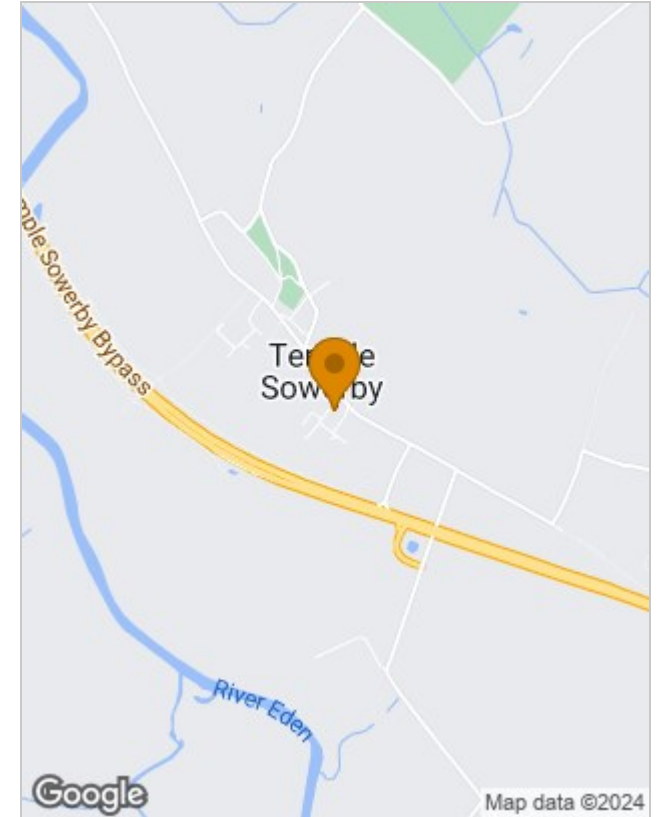




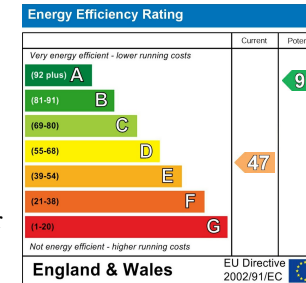
Floor Plans



Location Map



Energy Performance Graph



Viewing

Please contact our Lakes Estates Office on 01768 639300 if you wish to arrange a viewing appointment for this property or require further information.

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