



Sun Hill , Penrith, CA10 3DF

Guide price £599,950



Sun Hill

Penrith, CA10 3DF

- Immaculately presented detached home
- Sought after village location
- Three generously sized double bedrooms
- Carefully renovated throughout
- Potential for a fourth bedroom or annex
- 3 or 4 Bedrooms with versatile ground floor room
- Spacious and versatile accommodation
- Impressive kitchen diner with vaulted ceiling
- Beautiful mature gardens with stunning views
- Short drive to Penrith and the Lake District

Welcome to Sun Hill, a charming cottage in the picturesque village of Great Strickland. The ground floor features an impressive array of living spaces, including a formal lounge with a multi-fuel stove, an intimate snug, a stunning vaulted kitchen with an electric Aga, a versatile utility room, downstairs shower room, and an adaptable gym/boot room. The first floor is home to three double bedrooms, a well-appointed family bathroom, and a useful landing with fitted cupboard. Throughout the property, original architectural features such as exposed brick and stone walls, and beamed ceilings create a distinctive character. Situated on a generous plot with ample parking, the cottage boasts immaculate cottage-style gardens complete with an established landscape and a pond. The property offers breathtaking views of the North Pennine Fells, creating a truly idyllic setting.

Viewing is highly recommended to fully appreciate this exceptional property.



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Entrance Porch

A welcoming entrance featuring Victorian style tiles and a stained glass door. Double-glazed windows on two sides with wooden ledges, a wall-mounted light, and a door leading to the inner hallway.

Entrance Hall

Carpeted staircase providing access to the first floor, with doorways leading to the dining room and lounge, offering convenient ground floor connectivity.

Kitchen

14'10" x 15'7" (4.53 x 4.75)

Impressive space with a vaulted beamed ceiling and LED spotlights. Oak and cream shaker-style units feature a wooden worksurface with granite insets, a Belfast sink, and chrome mixer tap. Integrated appliances include an oven, hob, and dishwasher. Aga, space for a fridge freezer and dining table, tiled floor, and French doors overlooking the rear courtyard.

Dining Room

15'6" x 9'10" (4.73 x 3.00)

Meticulously designed space with wooden panelling, fitted shelving, and a beamed ceiling. Double-glazed sash window overlooking the front garden, traditional radiator, and carpeted floor.

Lounge 17'8" x 14'0" (5.41 x 4.27)
Formal sitting room showcasing a multi-fuel stove on a slate hearth with a wooden lintel. Beamed ceiling, dual-aspect double-glazed sash windows, alcove shelving, and wall lighting create a warm atmosphere. Connects to the snug, storage cupboards, and kitchen.

Snug 17'8" x 10'10" (5.41 x 3.31)
Charming room with dual-aspect sash windows, an open fire with a wooden surround and Victorian-style fireplace. Featuring coving, ceiling lights, two radiators, and a carpeted floor.

Utility 9'10" x 10'8" (3.00 x 3.26)
Generously sized room with base units, chrome basin, and a double-glazed window offering countryside views. Plumbed for laundry appliances, beamed ceiling, LED spotlights, and laminated wooden floor. Access to shower room and gym/boot room.

Boot Room/Bedroom Four 9'10" x 8'9" (3.00 x 2.69)
Versatile space with a vaulted beamed ceiling, LED spotlights, and loft access. Wooden effect laminate flooring and double-glazed French doors leading to the rear garden. Potential for multiple uses, including a bedroom or additional reception room.

Downstairs Shower Room & WC
Modern facilities featuring a frosted double-glazed window, heated towel rail, and wooden effect laminate flooring. Grey gloss vanity unit with a wash basin, low-level WC, and a shower cubicle with a rainfall attachment and LED lighting.

Bedroom One 15'6" x 9'10" (4.73 x 3.00)
A spacious double bedroom spanning the full property width, featuring a distinctive exposed brick wall that adds architectural character. Large fitted wardrobes provide ample storage, while a double-glazed sash window overlooks the front aspect. Two ceiling lights, a radiator, and fitted carpeting complete the comfortable and stylish space.

Bedroom Two 12'6" x 10'9" (3.83 x 3.28)
A characterful double room showcasing a feature exposed stone wall, creating a unique and textural interior element. Double-glazed sash window faces the front, with two convenient storage cupboards for organization. Additional features include a ceiling light, loft hatch access for potential additional storage, radiator, and fitted carpet.

Bedroom Three 11'1" x 10'10" (3.39 x 3.31)
A comfortable double bedroom offering versatility and charm. Front-aspect double-glazed sash window allows natural light, with a practical alcove space perfect for additional furniture placement. Fitted with a ceiling light, radiator, and carpeted floor, this room provides a flexible and welcoming environment.

Bathroom
Modern, traditional suite with a dual-end bath featuring a central rainfall shower. Low-level WC and wash basin, frosted side-aspect window, partially tiled with wooden panelling. Heated towel rail, LED spotlights, extractor fan, and underfloor heating.

Services
The property is serviced by mains water, electric, drainage and has oil-fired central heating.

Please Note
These particulars, whilst believed to be accurate, are set out for guidance only and do not constitute any part of an offer or contract - intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to their accuracy. No person in the employment of Lakes Estates has the authority to make or give any representation or warranty in relation to the property. All mention of appliances / fixtures and fittings in these details have not been tested and therefore cannot be guaranteed to be in working order.

Directions
From Penrith: Follow A6 through Penrith At Kemplay Roundabout, follow signs for the A6 and Eamont Bridge Continue on A6 through Eamont Bridge towards Clifton and Hackthorpe. Follow the road through the village of Hackthorpe, take the first left onto road to Great Strickland (signposted). upon leaving Hackthorpe. Enter Great Strickland village and follow the road. Go past the Strickland Arms and continue down the road. Sun Hill is on the left before the Church



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Floor Plans



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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Location Map



Energy Performance Graph

