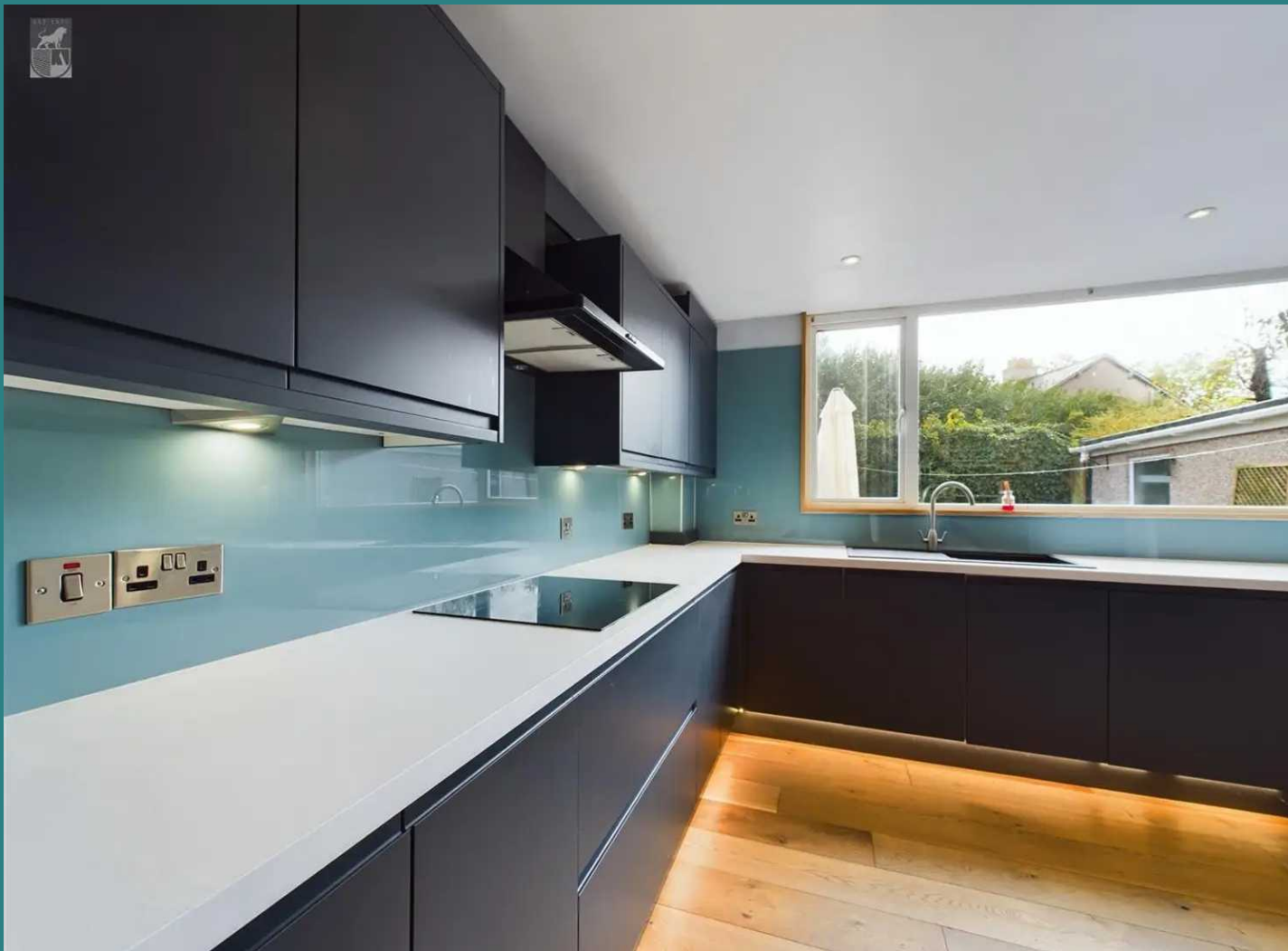




42 Vicarage Drive, Kendal
£300,000





42 Vicarage Drive

Kendal

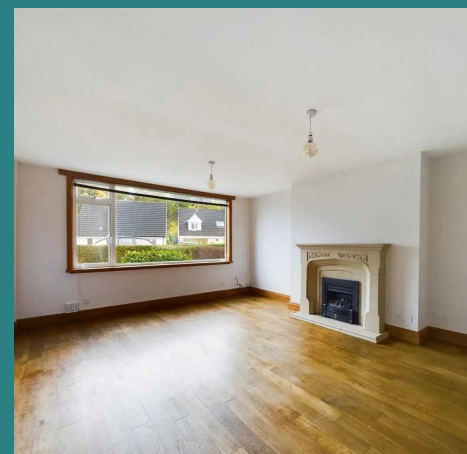
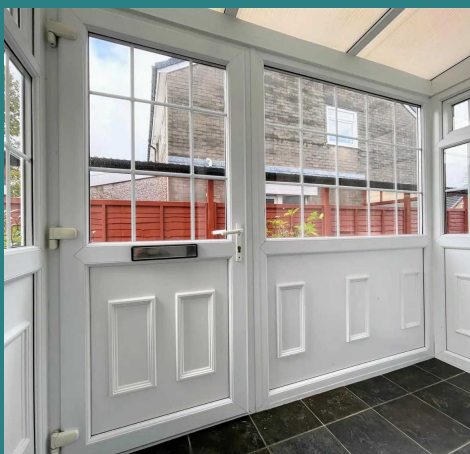
Introducing a great semi-detached home with four bedrooms spread over three floors. Tucked away from the main road, this residence offers comfortable living space in a sought-after location.

The property has a stylish kitchen, the well-designed layout provides space for cooking and entertaining. The adjacent living area offers a welcoming place to relax and unwind.

The first floor has three bedrooms and a family bathroom, stairs lead to the second floor where you will find the fourth bedroom.

Externally, this property boasts a garage, offering storage and parking. A garden and driveway greet you at the front of the property, while a patio garden awaits at the rear.

Positioned within close proximity to local amenities, schools, and transport links and offered for sale with no chain. Don't miss the opportunity to call this property your own; book your viewing today.



Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

SUN ROOM

8' 1" x 3' 3" (2.46m x 0.99m)

To the side of the property is a step up to the glazed uPVC sun room, and then the entrance door with a glazed panel alongside leads into the hall.

HALL

5' 9" x 3' 2" (1.75m x 0.97m)

Oak doors lead to the living room and kitchen, and stairs rise to the first-floor landing. Oak flooring runs through the ground floor.

LIVING ROOM

16' 1" x 13' 9" (4.90m x 4.19m)

The lounge, has a gas fire sat in a pale-coloured stone-effect fireplace with a back boiler for the central heating and hot water, a radiator, and a double-glazed window to the front.

KITCHEN

13' 10" x 12' 2" (4.22m x 3.71m)

The modern fitted kitchen has a range of storage units with contrasting worktops, a composite sink, an integrated oven and grill, a hob with an extractor hood, a modern radiator, an integrated dishwasher, space with plumbing for a washing machine, and space for an under-counter fridge. There is a door to the under-stair storage area and a window on the rear aspect.

FIRST FLOOR LANDING

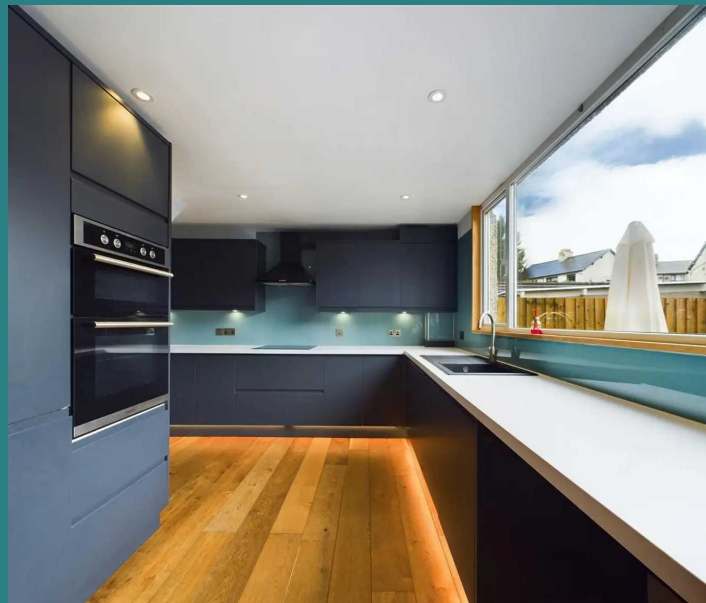
9' 7" x 8' 9" (2.92m x 2.67m)

Doors lead to three bedrooms and the bathroom, and there is a door to the stairs which lead to the attic bedroom.

BEDROOM ONE

11' 9" x 8' 9" (3.58m x 2.67m)

This room has built-in wardrobes with folding doors along one wall, a radiator, and a double-glazed window to the front.





BEDROOM TWO

10' 5" x 7' 1" (3.18m x 2.16m)

This room has a built-in cupboard housing the pressurised hot water cylinder, a radiator, and a double-glazed window to the side.

BEDROOM THREE

6' 10" x 5' 9" (2.08m x 1.75m)

This room has a radiator and a double-glazed window on the rear aspect.

BATHROOM

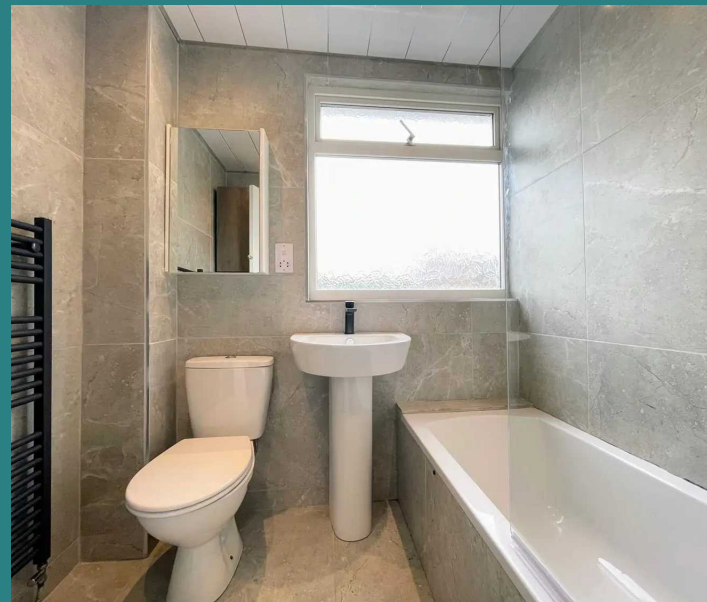
6' 6" x 5' 9" (1.98m x 1.75m)

The bathroom is fully tiled, and the suite comprises a bath with a dual-headed shower over a screen, a pedestal washhand basin, and a WC. There is a wall-mounted cupboard, a wall-mounted cabinet with mirrored doors, a heated towel rail, and a double-glazed window with privacy glazing to the rear aspect.

BEDROOM FOUR

16' 7" x 13' 10" (5.05m x 4.22m)

This room has an apex ceiling with beams, a double-glazed window on the side, and a velux window. There is access to four under-stair storage areas.



GARDEN

To the front of the property is the driveway, which provides off-road parking for two vehicles, and an area of lawn with planted borders. To the side is the access path leading to the garage and a gate to the rear garden, which is block paved, and there is a raised bed with mature planting.

GARAGE

Single Garage

14'8 X 7'9 With an up-and-over door, power and light, and a window on the side.

SERVICES

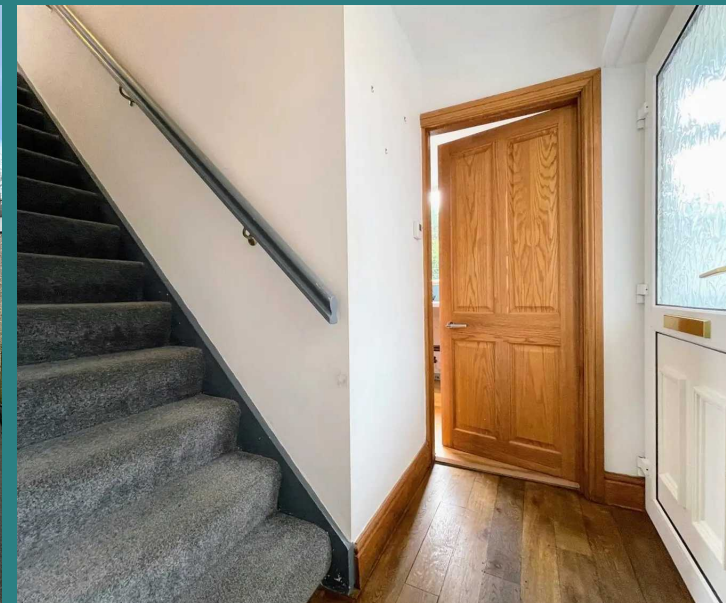
Gas Central Heating, Electric, Mains Water and Drainage

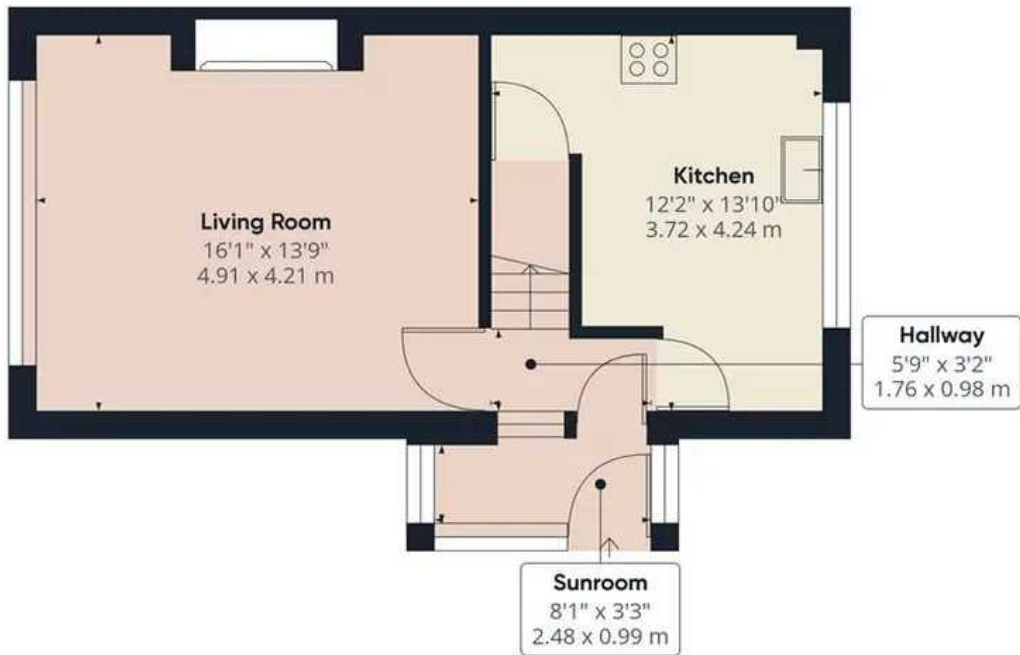
ADDITIONAL INFORMATION

Private dwelling house only. No holiday lets permitted.

DIRECTIONS

Travel out of town on the A6 Milnthorpe Road and just before Kendal College turn right onto Vicarage Drive, then first right to stay on Vicarage Drive. No 42 is located on the right hand side.





Ground Floor Building 1



Floor 1 Building 1



Floor 2 Building 1



Ground Floor Building 2



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Verified reviews from homeowners