











## Accommodation in Brief

### Ground Floor

Entrance Hall | Living Room | Office | Snug | Kitchen/Diner  
Utility | WC | Double Garage

### First Floor

Landing | Principal Bedroom with En-Suite | Three Further Bedrooms  
Family Bathroom | Store







## The Property

Set within secluded grounds totalling approximately 1.6 acres, Stockley House occupies an enviable position with far-reaching views across the Lake District National Park, the Solway Firth, and towards the Dumfriesshire hills beyond. Constructed with stone cladding and smooth render, the exterior blends comfortably with the surrounding woodland, ensuring privacy and a peaceful setting.

Inside, the bright, tiled entrance hall leads naturally into a practical arrangement of well-proportioned rooms. To one side, the dual-aspect living room provides generous accommodation centred around a multi-fuel stove on a slate hearth, with glazed doors opening directly onto the garden. Adjacent, a snug offers an additional, flexible living area with tranquil views to the front, ideal for use as a playroom or second office. A separate study positioned at the rear enjoys pleasant garden views.

The open-plan kitchen-diner features solid oak cabinetry, granite worktops, and integrated appliances, including a convenient boiling-water tap. A utility room and separate cloakroom sit neatly off this space, providing practical access through to an integral double garage equipped with power and water.

Upstairs, four double bedrooms branch off the landing. The principal bedroom offers elevated views of the surrounding landscape and features a newly fitted en-suite bathroom, finished to a particularly high standard with a freestanding bath, walk-in shower, twin basins, and contemporary backlit mirrors with Bluetooth connectivity. Three further bedrooms share an equally well-appointed family bathroom.













## Externally

The gardens and woodland surrounding Stockley House lend a sense of seclusion and calm. To the front, a lawned garden faces south-west, capturing the afternoon sun and offering distant views of the fells. To the rear, terraced lawns and traditional stone walling blend seamlessly into the mature woodland, home to abundant wildlife including deer and woodpeckers. A substantial, block-paved driveway provides ample parking for several vehicles, while multiple outbuildings, including log and kayak stores, enhance the property's practicality.

Ideally located just seven miles from Bassenthwaite Lake, Whinlatter Forest, and the Solway coastline at Allonby, Stockley House combines easy access to some of Cumbria's finest landscapes with the convenience of Cockermouth's amenities.



## Local Information

Bridekirk is a charming village just outside Cockermouth, known for its historic St Bridget's Church with Saxon origins. The village benefits from an active community, centred around the church hall, which hosts a seniors club and baby group. Nearby, Gilcrux features a popular village hall, well-used for local events. Local pubs, including The Ship at Dovenby, as well as those in Gilcrux and Tallentire, add to the area's community atmosphere.

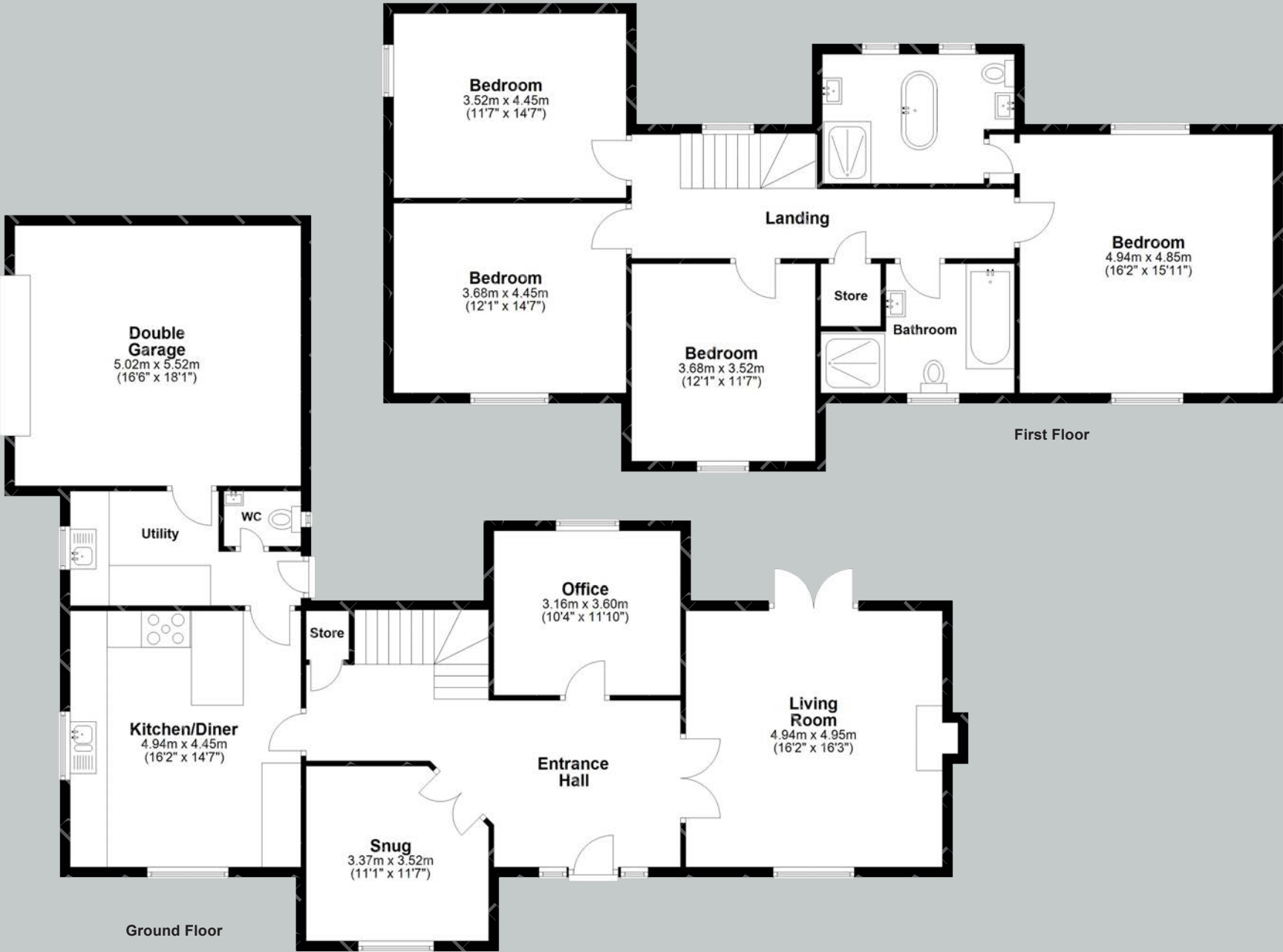
Surrounded by peaceful countryside, Bridekirk offers convenient access to the Lake District and nearby attractions, making it an ideal base for exploring the region.

The market town of Cockermouth provides everyday amenities, including a wide selection of independent shops, supermarkets, chemists, medical and dental surgeries, a sports centre, and numerous restaurants and pubs. For broader cultural, recreational, and retail offerings, Carlisle is easily accessible. Families are well-served with a choice of popular primary schools in the local area, and Cockermouth also hosts a highly regarded secondary school. Additionally, the schools and amenities of Keswick, in the heart of the Lake District National Park, are within easy reach.





Floor Plans



Total area: approx. 239.0 sq. metre (2572.7 sq. feet)

Google Maps

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## Wayleaves, Easements & Rights of Way

The property is being sold subject to all existing wayleaves, easements and rights of way, whether or not specified within the sales particulars.

## Services

Mains electricity, water and drainage.

Oil fired central heating.

Postcode

CA13 0PE

Council Tax

Band G

EPC

Rating D

Tenure

Freehold

## Viewings Strictly by Appointment

T: 0330 111 2266

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# Finest

PROPERTIES

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