



**Hayward
Tod**

1 bed First Floor Apartment | 8 Johnson Mill | Denton Mill Lane | Carlisle | CA2 5NQ
Guide Price £79,000





An appealing one bed loft style apartment situated on the first floor of this two story conversion. Open plan living dining room with high ceilings and kitchen area. Great character with loads of potential. Affordable first time buy in a convenient location close to riverside walks and shops.

ACCOMMODATION SUMMARY

Ground floor communal lobby via entry phone | First floor communal landing | Entrance into hall | Impressive sitting dining room | part open plan kitchen | Double bedroom | Bathroom | Interesting landscaped communal gardens | Parking | All mains' services | Gas central heating | Council Tax Band - A | EPC rating - C | Leasehold - 999 years from April 1999 | Peppercorn ground rent | Service charge £1,596 pa

APPROXIMATE MILEAGES

Denton Holme Shops 0.4 | Lidl 0.8 | Central Carlisle Westcoast Mainline Station 1.1 | M6 J43 3.3 | Solway Coast AONB - Bowness on Solway 13.6 | Hadrian's Wall UNESCO Site - Birdoswald Fort 17.5 | Lake District National Park - Caldbeck 12.8, Pooley Bridge Ullswater 25.2 | North Pennines AONB - Alston 29.8 | Newcastle International Airport 57.3



WHY DENTON HOLME?

Convenient location within an easy walking distance of the city centre. Superb range of local shops and facilities within half a mile. Riverside walks and cycle routes are on the door step accessing Cummersdale and Dalston. Easy access to public transport - rail and bus plus the main road network including the A7, A595 and M6. Handy for Solway Coast and Lake District.

DESCRIPTION

Situated in an attractive low rise warehouse conversion

within a desirable settlement of converted mills adjacent to the River Caldw. Located on the top level (first floor) this one bed apartment has a north west aspect with an open aspect. The apartment has character having high ceilings in the living space along with exposed brick walls. The property provides an opportunity for the incoming buyer to upgrade and improve to suit their own occupation. Investment will reward.



Top Floor

Approx. 51.4 sq. metres (553.7 sq. feet)



Total area: approx. 51.4 sq. metres (553.7 sq. feet)

Contact

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Agents note

Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are

approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.