



**Hayward
Tod**

4 bedroom Detached House | Woodside | Great Corby | Carlisle | CA4 8LL

Guide Price £550,000





A fine and generously proportioned detached period dwelling circa 2,800 Sq. ft with delightful private rear garden and desirable village location handy for M6, Carlisle and Lake District. Four bedrooms. Three reception rooms. Conservatory. Home office. Impressive greenhouse with grape vine.

ACCOMMODATION SUMMARY

Vestibule | Hall and stairs | Sitting room | Dining room | Living room | Breakfast kitchen with Aga | Utility room | Conservatory | Home office | Cloak room with shower | First floor landing | Front double bedroom one | Rear double bedroom two | Front double bedroom three with ensuite shower room | Spacious family bathroom | Access to attic rooms | Double bedroom four | Loft room | Attractive gardens private at rear | Garage | Greenhouse | Garden store | All mains services | Gas central heating | Council Tax Band - E | EPC rating - E | Freehold

APPROXIMATE MILEAGES

Village primary school & nursery 0.4 | Wetheral Village Station 0.3 via a 10 minute walk over the viaduct | Carlisle Golf Club 3.4 | M6 J43 3.8 | Central Carlisle - West Coast Mainline Station 5.9 | Brampton 6.1 | Hadrian's Wall UNESCO Site - Birdoswald Fort 14 | Solway Coast AONB - Bowness on Solway 18.9 | North Pennines AONB - Alston 25 | Lake District National Park - Caldbeck 19, Pooley Bridge Ullswater 27.3 | Newcastle International Airport 52.4

WHY GREAT CORBY?

A charming village near Carlisle, Great Corby offers a blend of rural tranquillity and convenient access to amenities. Nestled in the picturesque Cumbrian countryside there is easy access to nearby woodland walks and the River Eden. One of the highlights is the scenic walk to the neighbouring village of Wetheral, which takes you across the railway



viaduct over the river, offering breath taking views. The village is also home to a highly regarded primary school. With its strong sense of community and proximity to Carlisle, the M6 motorway and A69, Great Corby is perfect for those seeking a peaceful yet connected way of life. Our region's areas of natural and historic interest are easily accessible and these include The Lake District, Hadrian's Wall, Eden Valley, Solway Coast and Scottish Borders.

DESCRIPTION

Woodside is an attractive detached Victorian Villa retaining character and period style including an impressive leaded stained-glass window. The accommodation over three floors is generous and the living space is comprehensive. The beautiful dining room has period detail and features a bay window and timber floor. The large sitting room has a stone fireplace and private aspect to the rear garden plus access to the conservatory. The living room has an open fireplace and pleasant westerly aspect to the village. The breakfast kitchen at the rear has a gas fired Aga. Also on the ground floor is an office and shower room. On the first floor are three double bedrooms, one ensuite and a family bathroom. On the second floor the attic has been converted to provide a fourth bedroom and good loft room.

OUTSIDE

The property has a slightly elevated position and benefits from a generous plot of 0.28 acres. The driveway provides parking and access to the rear garage which has an electric door. Attached to this is a garden store and an excellent greenhouse with grape vine. The rear lawned garden is well planted and has a private patio.





Ground Floor

Approx. 128.4 sq. metres (1381.6 sq. feet)



First Floor

Approx. 88.1 sq. metres (948.5 sq. feet)



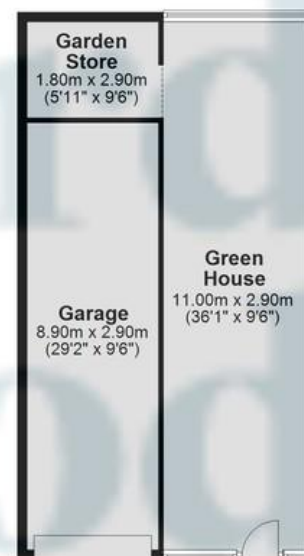
Second Floor

Approx. 44.2 sq. metres (475.3 sq. feet)



Outbuilding

Approx. 64.3 sq. metres (692.2 sq. feet)



Total area: approx. 324.9 sq. metres (3497.5 sq. feet)

Contact

6 Paternoster Row,
Carlisle Cumbria CA3 8TT

01228 810 300
info@haywardtod.co.uk
haywardtod.co.uk

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.