



Kendal

£550,000

The Shieling, Parkside Road, Kendal, Cumbria , LA9 7LG

The Shieling, a detached house nestled towards end of a secluded private road, offering an unparalleled blend of tranquility and convenience. This hidden gem boasts large gardens and a beautiful view overlooking Scout Scar and the picturesque surrounding fields. Ideally located within walking distance to Kendal town centre, close to good local schools, and easy access to the Oxenholme mainline station and the M6 motorway.

Inside you will find an entrance porch leading to a spacious inner hall, a living room with a balcony, perfect for enjoying the stunning views, a dining room, kitchen, four bedrooms, a bathroom and a convenient downstairs shower room. Outside, a garage and driveway provide ample off-road parking.

Quick Overview

- Spacious detached house
- Two reception rooms
- Fitted kitchen
- Four double bedrooms
- Bathroom & shower room
- Balcony with stunning views
- Large attached garage
- Driveway providing off-road parking
- Front & rear landscaped gardens
- Generous size plot



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Openreach



Large attached garage & driveway

Property Reference: K6809



Bathroom

Location: The Shieling is part of an exclusive development created within the grounds of Parkside House and can be found by way of proceeding up Parkside Road, continuing under the railway bridge and just before the junction with Sedbergh Road take the right turning by the lodge.

Follow the private drive down bearing right and continue along to the far end with The Shieling being the second property before the end. Park on the drive to the front of the house and garage.

Property Overview: From first impressions, the property is deceptive, a viewing is strongly recommended to appreciate the sheer size and opportunity for a new owner to put their own personal stamp on. Entering the house into the spacious inner hall with a storage cupboard and stairs leading towards the living room.

On this level, you will find bedrooms three and four, Both generous double rooms with a pleasant outlook over the front garden. Bedroom three features a built-in wardrobe with a hanging rail and shelf.

The house bathroom has complementary part tiled walls and a three piece suite comprising; a panel bath, pedestal wash hand basin and W.C. There is a vanity light with a shavers point and a window.



Kitchen

The kitchen is fitted with a range of wall, base and drawer units with complementary working surfaces and co-ordinating part tiled walls. Inset single drainer stainless steel sink and built in oven and four ring gas hob with concealed cooker hood and extractor over. Plumbing for washing machine and space for an undercounter fridge. A double glazed door leads to the garage and the garden.



Dining Room

The delightful 18' living room with sliding patio doors that open out onto a balcony on which to sit and enjoy the afternoon and evening sunsets soaking up the fine westerly views across the town to Scout Scar, Kendal castle and the distant Lakeland fells in the north. The limestone fireplace with its polished mantle and inset wood burner provide a focal point. Double doors then open into:

The dining room, a room with views across the garden and open countryside.

Retracing your steps back to the inner hall and down stairs to the lower level, the hallway includes a door to access the rear garden and an under-stairs cupboard with shelving for everyday storage.



Wood Burner



Living Room



Views



Bedroom Four



Bedroom Three



Bedroom Two



Downstairs Shower Room

Bedroom one is a spacious double that enjoys a west facing aspect with far reaching views and a range of fitted furniture that include; wardrobes, vanity and bedside tables. Bedroom two is another double room with a west facing aspect, again with a built-in wardrobe and chest of drawers.

Completing this picture, is the convenient downstairs shower room with a three piece suite comprising of; a cubicle shower, pedestal wash hand basin and W.C.

Accommodation with approximate dimensions:

Ground Floor:

Entrance Porch

Inner Hallway

Bedroom Four

11' 9" x 10' 6" (3.58m x 3.2m)

Bedroom Three

11' 6" x 9' 5" (3.51m x 2.87m)

Bathroom

Kitchen

13' 6" x 10' 6" (4.11m x 3.2m)

Splendid Living Room

18' 10" x 14' 0" (5.74m x 4.27m)

Dining Room

16' 6" x 9' 8" (5.03m x 2.95m)

Lower Ground Floor:

Hallway

Bedroom One

14' 6" x 11' 9" (4.42m x 3.58m)

Bedroom Two

10' 5" x 9' 8" (3.18m x 2.95m)

Shower Room

Outside: Outside, there is off-road parking directly in front of the garage with an up and over door. An open lawn garden area, with mature planted borders. The garden area extends to the side of the property with steps leading down to the rear, with further mature hedgerow borders, greenhouse and patio seating area. A safe environment for children and pets.

Garage 20' 3" x 14' 9" (6.17m x 4.5m)

Services: Mains electricity, mains gas, mains water. Private septic tank drainage.



Bedroom One



Rear Garden



Rear Aspect



Rear Garden



Views

Tenure: Freehold.

Council Tax: Westmorland and Furness Council - Band F

Viewings: Strictly by appointment with Hackney & Leigh Kendal Office.

Energy Performance Certificate: The full Energy Performance Certificate is available on our website and also at any of our offices.

What3Words: ///lamp.boring.enjoyable

Agents Note: The asking price includes a one ninth share of the field to the rear of the property, jointly owned with neighbouring properties in order to protect the land from further development. Please note this is on a separate title plan.

Please note that due to updated regulations for septic tanks and private drainage facilities, interested parties may wish to seek independent advice on the installation.

Request a Viewing Online or Call 01539 729711

Meet the Team

Keira Evans

Branch Manager & Valuer

Tel: 01539 729711

Mobile: 07469 857687

keiraevans@hackney-leigh.co.uk



Hayley Wilson

Assistant Manager & Property Valuer

Tel: 01539 729711

kendalsales@hackney-leigh.co.uk



Ellie Graham

Sales Team

Tel: 01539 729711

kendalsales@hackney-leigh.co.uk



Shannon Hipwell-Dixon

Sales Team

Tel: 01539 729711

kendalsales@hackney-leigh.co.uk



Gail Reaney

Viewing Team

Tel: 01539 729711

kendalsales@hackney-leigh.co.uk



Maurice Williams

Viewing Team

Tel: 01539 729711

kendalsales@hackney-leigh.co.uk



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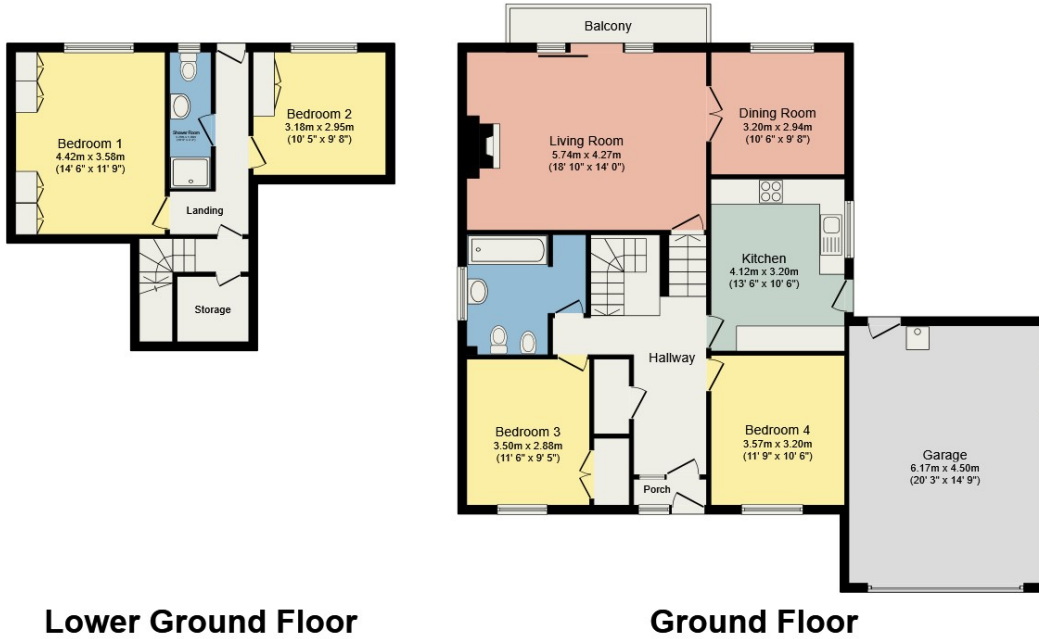


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Total floor area 167.7 m² (1,805 sq.ft.) approx

This plan is for layout guidance only and is not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in preparation of this plan, please check all dimensions, shapes and compass bearings before making any decision reliant upon them.

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