



# Endmoor

£650,000

Holme Leigh, Gatebeck Road, Endmoor, Kendal, LA8 0HL

Step into this characterful home which dates back to 1854 and has been the subject of extension and complete renovation throughout. Situated on the fringes of Endmoor village, it boasts a thriving community, a bakery, and a village club. Gatebeck is conveniently located for the amenities available in the market town of Kendal, the mainline railway station at Oxenholme, Junction 36 of the M6, and both the Lake District and Yorkshire Dales National Parks.

As you enter through an entrance porch, leading you into two open-plan living rooms. One features a charming window, while the other is dual aspect, allowing natural light to flood in. One living room boasts an inviting open fireplace set on a slate hearth complemented by display shelving.

## Quick Overview

- Fabulous modern detached home
- Three bedrooms and three en-suites
- Stunning fitted kitchen
- Utility & Cloakroom
- Two spacious living rooms
- Beautiful gardens surrounding the property
- No upward chain
- Integral garage
- Driveway parking for several cars
- Ultrafast Broadband\*



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Ultrafast  
Broadband



Driveway  
Parking

Property Reference: K7078



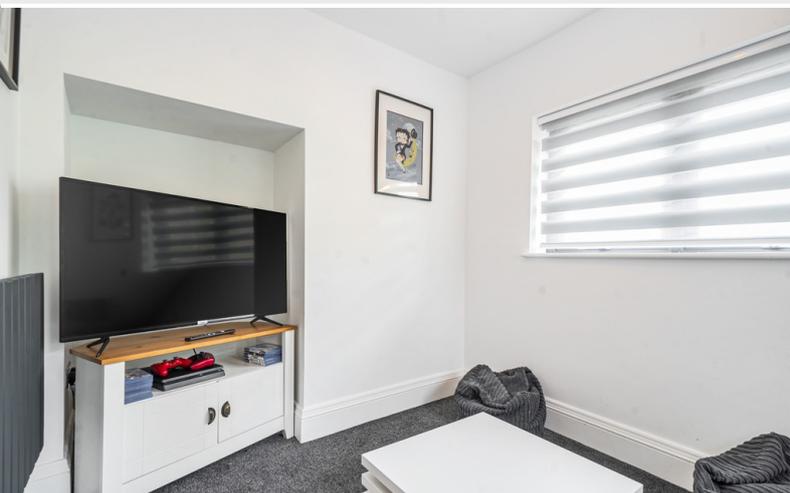
Living Room



Living Room



Sitting Room



Snug

As you enter through a entrance porch, leading you into two open-plan living rooms. One features a charming window, while the other is dual aspect, allowing natural light to flood in. One living room boasts an inviting open fireplace set on a slate hearth complemented by display shelving.

As you move through the breathtaking open-plan kitchen and dining room, it offers a seamless flow for entertaining and daily living. To your left, discover a practical utility room with base units, space for a washer/dryer and access to a convenient cloakroom with a WC and wash basin.

The kitchen with underfloor heating is a culinary enthusiast's dream, equipped with integrated Neff appliances including a double oven, 5-ring hob, dishwasher and extractor with a sink unit alongside a built-in fridge. Having ample worktop space. A stylish breakfast bar with seating provides the perfect spot for casual meals with direct access to the rear garden. The dining area is ideal for family gatherings, and there's also access to a cosy snug room for relaxation.

Upstairs, the spacious and bright primary bedroom boasts picture doors to glazed Juliet balcony, appreciating garden views, a walk-in wardrobe and an impressive en-suite bathroom featuring a free standing bath, walk-in shower, WC and vanity wash basin with a heated towel rail. Bedroom two is a generous double with an en-suite shower room, while bedroom three, currently presented as a twin, also enjoys an en-suite shower room both comprising a walk in shower, vanity wash basin and WC with a heated towel rail.

Outside, the property offers a garage with an electric up-and-over door, power and light. Alongside driveway parking for several vehicles. The garden is a true oasis, featuring two outbuildings one perfect for storage or to be used as a workshop, a patio perfect for summer evenings, a lawned area with mature trees and a decked area complete with seating and a hot tub -perfect for unwinding in style. This home combines comfort, functionality, and charm, making it an ideal choice for country living. Don't miss the opportunity to make this delightful home your own.

Accommodation with approximate dimensions:

Entrance Porch

Ground Floor

Living Room 16' 10" x 13' 11" (5.14m x 4.26m)

Sitting Room 16' 10" x 10' 4" (5.14m x 3.17m)

Utility

Cloakroom

Snug 7' 11" x 7' 4" (2.43m x 2.25m)

Open plan kitchen/dining room



Open Plan Kitchen/Dining Room



Open Plan Kitchen/Dining Room



Open Plan Kitchen/Dining Room



Open Plan Kitchen/Dining Room



Bedroom Two



Bedroom Three

## First Floor

**Bedroom One** 17' 6" x 12' 1" (5.35m x 3.70m)

**En Suite Bathroom**

**Bedroom Two** 11' 8" x 10' 7" (3.58m x 3.24m)

**En Suite Shower Room**

**Bedroom Three** 11' 8" x 10' 5" (3.58m x 3.18m)

**En Suite Shower Room**

**Garage** 24' 2" x 9' 5" (7.38m x 2.89m)

## Property Information

**Services:** Mains water, mains electric, mains gas and private drainage by the way of a new water treatment plant.

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

**What3words & Location:** [///sublet.enjoyable.bulletins](http://sublet.enjoyable.bulletins)

The property can be found by travelling southwards from Kendal on the A65 Burton Road. Before reaching the village of Endmoor, turn left signposted Gatebeck. Follow the road along taking the first right towards Endmoor, continue along a short way and the property is found ahead of Millbrook Caravan Park.

**Council Tax:** The property is currently on business rates with a rateable value of £2,500 the rateable value is £1,225.00. Small business rates may be applicable.

**Tenure:** Freehold.

**Viewing:** Strictly by appointment with Hackney & Leigh Kendal Office.

**Agents Note:** This property is sat on two title plans.

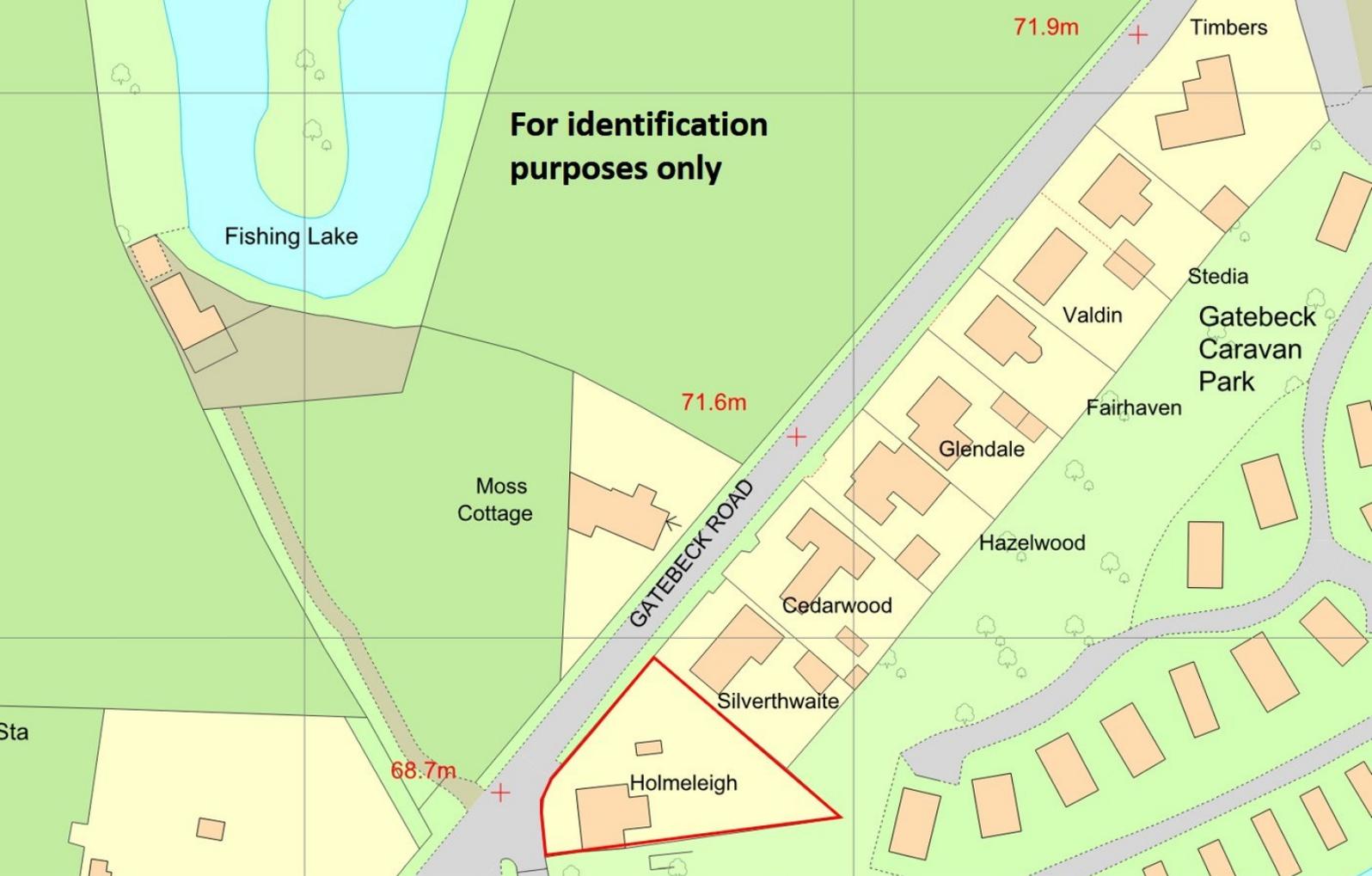
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Bedroom One



View



OS Map



Garden

## 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



### Shannon Hipwell-Dixon

Sales Team  
Tel: 01539 729711  
kendalsales@hackney-leigh.co.uk



### Claudia Cutolo

Sales Team  
Tel: 01539 729711  
kendalsales@hackney-leigh.co.uk



### Holly Strickland

Sales Team  
Tel: 01539 729711  
kendalsales@hackney-leigh.co.uk



### Maurice Williams

Viewing Team  
Tel: 01539 729711  
kendalsales@hackney-leigh.co.uk



### Gail Reaney

Viewing Team  
Tel: 01539 729711  
kendalsales@hackney-leigh.co.uk



### Jo Thompson

Letting Manager  
Tel: 01539 792035  
jonthompson@hackney-leigh.co.uk



Viewings available 7 days a week including evenings with our dedicated viewing team  
Call **01539 729711** or request online.



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Hackney & Leigh Ltd 100 Stricklandgate, Kendal, Cumbria, LA9 4PU | Email: kendalsales@hackney-leigh.co.uk

# Gatebeck Road, Endmoor, Kendal, LA8

Approximate Area = 1716 sq ft / 159.4 sq m

Garage = 230 sq ft / 21.3 sq m

Total = 1946 sq ft / 180.7 sq m

For identification only - Not to scale



 Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © ncheocom 2025. Produced for Hackney & Leigh. REF: 1279598

A thought from the owners... "The house sits on a beautiful setting, the inside space is very calm and welcoming."

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