



Storth

£565,000

19 Langdale Crest, Storth, Cumbria, LA7 7JG

Nestled in a peaceful residential area of the sought-after village of Storth, this well-presented dormer bungalow is a true hidden gem. Boasting uninterrupted panoramic views of the Kent Estuary to the rear, complemented by an expansive private garden. A perfect retreat for families, it seamlessly blends tranquillity with natural scenery.

Quick Overview

Quiet Cul-De-Sac Location in Storth Village
 Fabulous Elevated Panoramic Kent Estuary Views
 Large Rear Garden
 Two Driveways and Garage
 Four Bedrooms
 Array of Walks from your Doorstep
 Perfect Family Home
 Nearby Bus, Rail and M6 Links
 Close to a Well Regarded Primary and Secondary School
 Ultrafast Broadband Available*



4



2



1



D



Ultrafast
Broadband



Driveway &
Garage

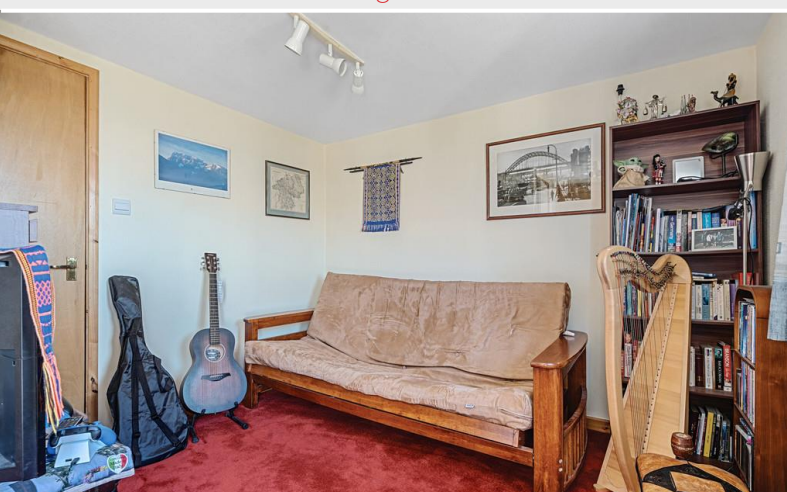
Property Reference: AR2624



Living/Dining Room



Living Room



Bedroom Four/Snug



Ensuite Shower Room

Storth has many clubs and activities for families and people of all ages. A Post office/village shop on the shores of the Kent estuary has views towards the Lakeland Fells. There is a good primary and nursery school in the village and excellent secondary schools within the catchment area. A variety of shops, pubs, restaurants and supermarkets are all easily accessed from the nearby villages of Arnside and Milnthorpe.

With good transport links, The M6 is only 8 miles away and the West Coast Main Line stops in Arnside, one and a half miles away, giving access to Manchester, Lancaster, Barrow and beyond. The Lake District, Trough of Bowland and the Yorkshire Dales are just 12-15 miles away in each direction.

Step inside the property and immediately appreciate the generous space on offer, starting with the welcoming hallway. Continue into the well-proportioned L-shaped living area, perfectly suited for both relaxing and dining. Bathed in natural light from the floor-to-ceiling window and patio doors leading out to the balcony, this stunning room truly has the "wow" factor. With its elevated position, it offers unparalleled, picturesque views of the Kent Estuary - an idyllic spot to unwind and take in the breath-taking surroundings.

Adjacent to the living area, you'll find a versatile fourth bedroom, ideal as an occasional guest room, home office, or cosy snug. This space also benefits from patio doors opening onto the rear, enhancing the connection to the outdoors. Adding to its appeal, the room includes a stylish ensuite shower room, complete with a shower cubicle, toilet, pedestal sink, heated towel rail, and chrome finishes.

The well-proportioned kitchen offers ample base and wall units, complemented by stylish worktops and a tiled splashback. It comes equipped with integrated appliances, including an oven, hob, and extractor, with additional space for a fridge freezer. Step down from the kitchen to find a secondary front entrance, which also leads to a modern W.C., beautifully finished with a charming tiled floor.

Adding to the home's practicality, there is the bonus of a garage, complete with additional worktop units, power, lighting, and plumbing for a washing machine - providing both convenience and extra functionality.

Perfectly designed for family living, this home offers three spacious double bedrooms. The first-floor primary bedroom enjoys picturesque views, creating a serene retreat. On the ground floor, bedroom two features convenient built-in wardrobes, while bedroom three provides ample space for all your furniture needs.

Completing this floor is the stylish main bathroom, featuring a modern three-piece suite, including a toilet, bath with an overhead shower, vanity sink, and sleek tiled walls for a contemporary finish.



Balcony



Kitchen



Kitchen



Bedroom One



Bedroom Three



Bedroom Two

Externally, this property sits on a fantastic plot, offering both space and privacy. To the front, two paved driveways provide ample parking, with gated access leading to the rear.

The expansive rear garden is a true highlight, featuring a balcony perfect for outdoor relaxing and entertaining, with steps leading down to a beautifully maintained lawn. Framed by an array of mature shrubs, trees, and flowers, the garden extends down to a charming stone wall at the bottom, where a gate offers direct access to a scenic public footpath - ideal for picturesque walks right from your doorstep.

Accommodation with approximate dimensions

Entrance Hall

Living/Dining Room 21' 11" x 18' 3" (6.68m x 5.56m)

Kitchen 13' 0" x 10' 2" (3.96m x 3.1m)

Downstairs W.C.

Bedroom One 11' 7" x 10' 1" (3.53m x 3.07m)

Bedroom Two 11' 6" x 9' 11" (3.51m x 3.02m)

Bedroom Three 11' 11" x 11' 5" (3.63m x 3.48m)

Bathroom

Bedroom Four/Snug 13' 1" x 9' 10" (3.99m x 3m)

Ensuite

Garage 19' 10" x 10' 3" (6.05m x 3.12m)

Property Information

Tenure Freehold

Council Tax Band E - Westmorland & Furness Council

Services Mains gas, electricity, water and drainage. Solar panels that are owned outright Ultrafast broadband available.

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



Bathroom



Garden



Garden



Views from the Garden



Ordnance Survey 00410664

Directions From Arnside drive towards Milnthorpe along Sandside Road turning right onto Storth Road. Go through the village passing the primary school on the left and take the next right onto Langdale Crest. At the brow bear right and Number 19 is on the left hand side.

What3Words ///dogs.cascaded.student

Viewings Strictly by appointment with Hackney & Leigh Arnside Office.

Anti-Money Laundering Checks Please note that when an offer is accepted on a property, we must follow government legislation and carry out identification checks on all buyers under the Anti-Money Laundering Regulations (AML). We use a specialist third-party company to carry out these checks at a charge of £42.67 (inc. VAT) per individual or £36.19 (incl. vat) per individual, if more than one person is involved in the purchase (provided all individuals pay in one transaction). The charge is non-refundable, and you will be unable to proceed with the purchase of the property until these checks have been completed. In the event the property is being purchased in the name of a company, the charge will be £120 (incl. vat).

Meet the Team

Laura Hizzard

Sales Manager & Property Valuer

Tel: 01524 761806
laurahizzard@hackney-leigh.co.uk



Keira Brown

Sales Team

Tel: 01524 761806
arnsidesales@hackney-leigh.co.uk



Matilda Stuttard

Sales Team

Tel: 01524 761806
arnsidesales@hackney-leigh.co.uk



Imogen Milliard

Sales Team

Tel: 01524 761806
arnsidesales@hackney-leigh.co.uk



Matt Constantine

Sales Team

Tel: 01524 761806
arnsidesales@hackney-leigh.co.uk



Jo Thompson

Lettings Manager

Tel: 01539 792035
lettings@hackney-leigh.co.uk



Viewings available 7 days a week
including evenings with our
dedicated viewing team
Call **01524 761806** or request
online.



Need help with **conveyancing**? Call us on: **01539 792032**



Can we save you money on your **mortgage**? Call us on: **01539 792033**

Hackney & Leigh Ltd The Promenade, Arnside, Cumbria, LA5 0HF | Email: arnsidesales@hackney-leigh.co.uk

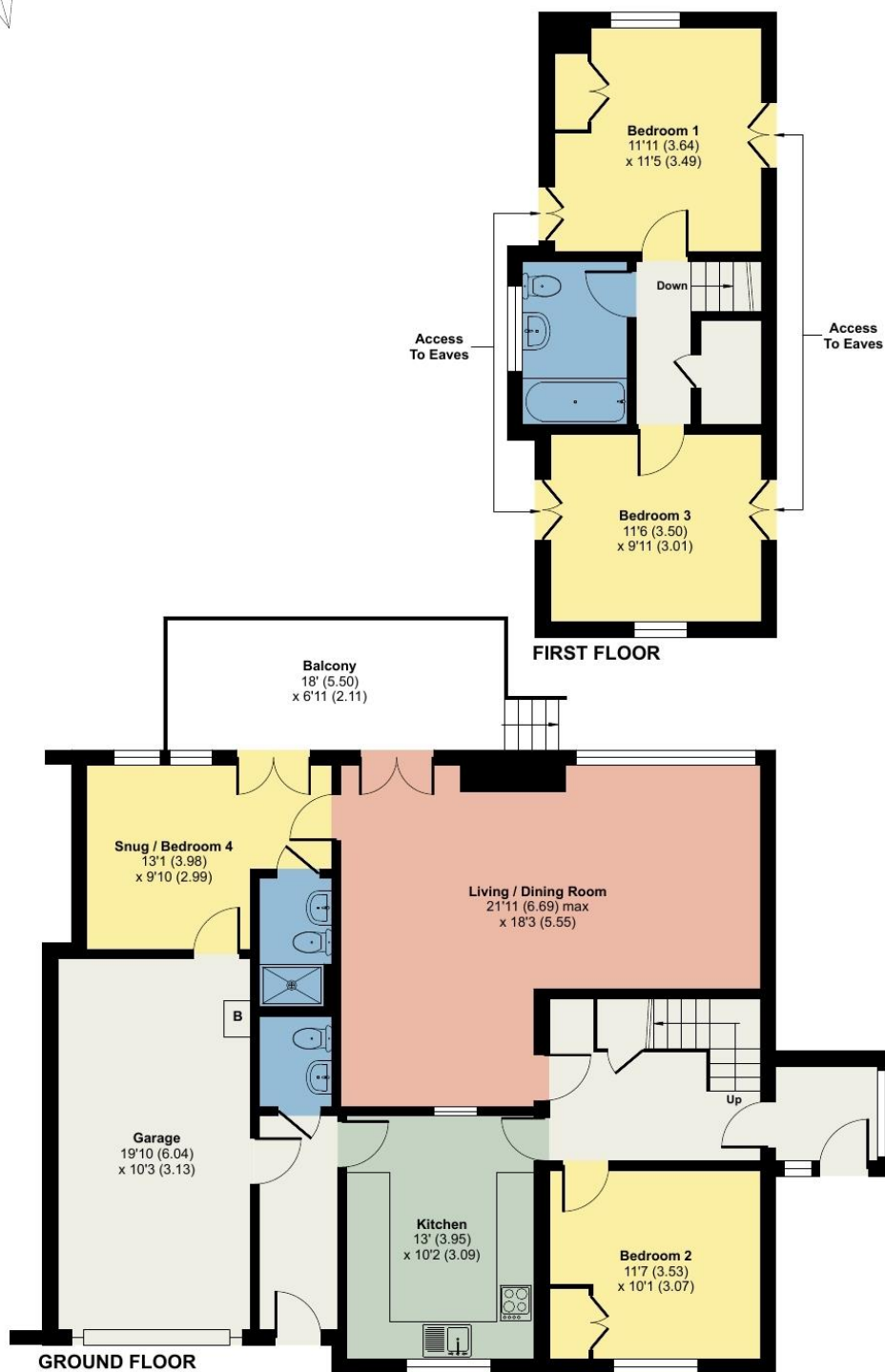
Langdale Crest, Storth, Milnthorpe, LA7

Approximate Area = 1327 sq ft / 123.2 sq m

Garage = 203 sq ft / 18.8 sq m

Total = 1530 sq ft / 142 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). © nichecom 2025. Produced for Hackney & Leigh. REF: 1261014

All permits to view and particulars are issued on the understanding that negotiations are conducted through the agency of Messrs. Hackney & Leigh Ltd. Properties for sale by private treaty are offered subject to contract. No responsibility can be accepted for any loss or expense incurred in viewing or in the event of a property being sold, let, or withdrawn. Please contact us to confirm availability prior to travel. These particulars have been prepared for the guidance of intending buyers. No guarantee of their accuracy is given, nor do they form part of a contract. *Broadband speeds estimated and checked by <https://checker.ofcom.gov.uk/en-gb/broadband-coverage> on 25/03/2025.

Request a Viewing Online or Call 01524 761806