



## Sunny Crest, Kendal Road, Grange-Over-Sands, LA11 6QR

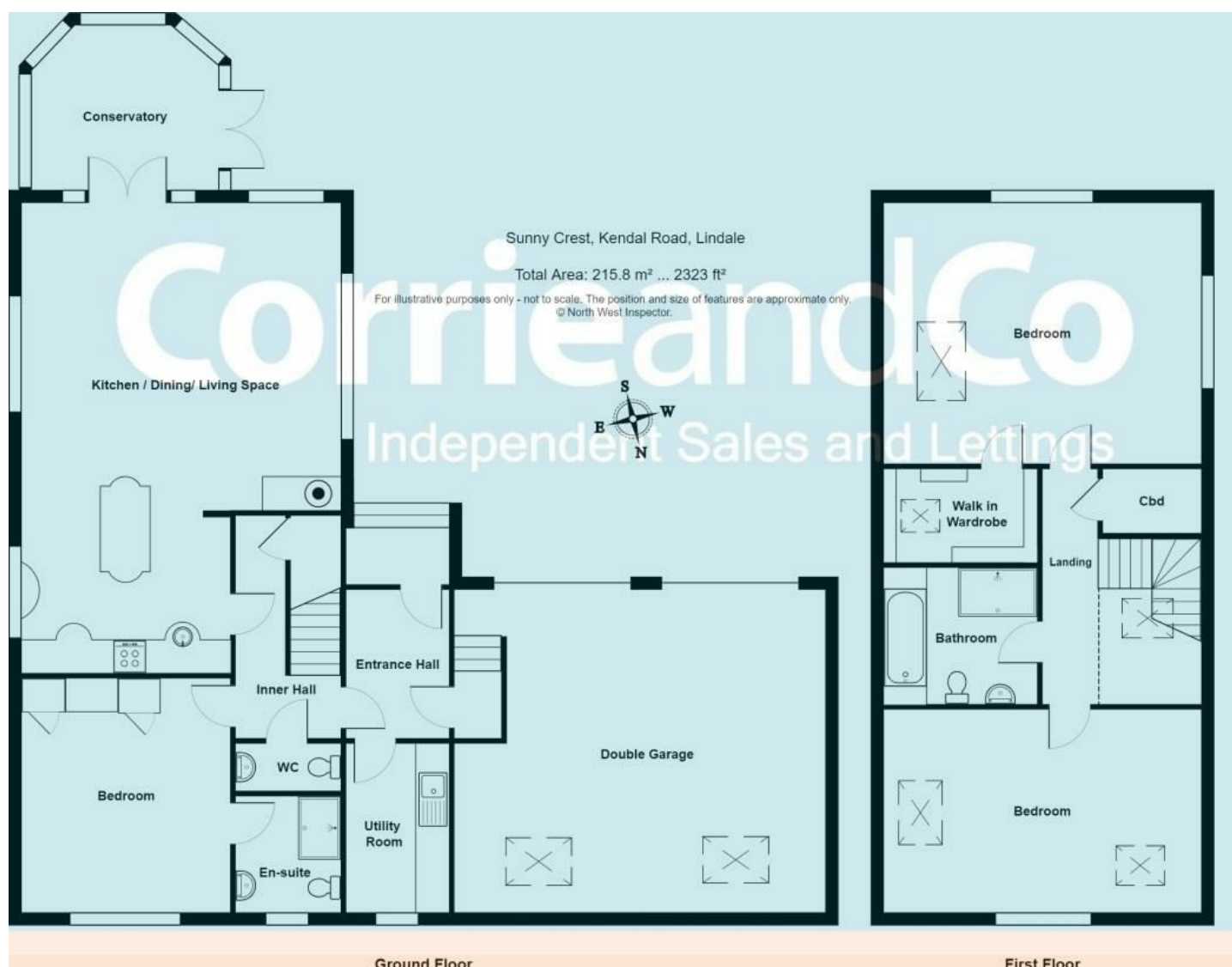
This architect-designed detached house is situated in an excellent location on the edge of the sought-after village of Lindale. Beautifully presented throughout, the property offers generous gardens, ample driveway parking, and a double garage, making it ideal for families or those seeking space and comfort. Conveniently located, it is within 15 minutes of the M6 motorway, Oxenholme railway station, and the charming town of Grange-over-Sands. This unique home combines village tranquillity with easy access to key transport links and amenities.

- Architect-designed detached house
- Excellent Location on the Edge of Lindale Village
- Family Lounge/Diner/Kitchen and Conservatory
- Ground Floor Master Bedroom with Ensuite Shower Room
- Generous Gardens, Ample Parking, Double Garage
- Air Source Central Heating and Underfloor Heating
- Summer House and Hot Tub available via separate negotiation
- Council Tax Band F

**£575,000\***



## Floorplan



Corrie and Co aim to sell your property at the best possible price in the shortest possible time. We have developed a clear marketing strategy to ensure that your property is fully exposed to the local, regional and national market place and we are confident that we can provide a marketing service second to none. Our Sales Team offer:

- Full colour contemporary sales literature with floorplans
- A full programme of local / regional advertising and promotion on the Corrie and Co and Rightmove websites
- 24/7 promotion in our Barrow, Ulverston and Millom offices
- Professional viewing service and prompt feedback
- Experienced, friendly staff
- Eye catching 'For Sale' board

To ensure your move is looked after, we can help you with an Energy Performance Certificate and arrange a free mortgage and finance review. We also provide a competitive No Sale – No Fee conveyancing service with well known and trusted local solicitors. Our valuation and sales advice is impartial, completely free with no obligation.

Unlike many High Street Estate Agency chains, Corrie and Co are wholly independent and can therefore recommend the mortgage and lender that is most suitable for your needs. Our aim is to provide quality advice and expertise at all times so that you can make an informed decision every step of the way.

