

# Aina

HIGH LOWSCALES FARM | SOUTH LAKES | CUMBRIA



**FINEST**  
PROPERTIES



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# A three-bedroom apartment in a striking barn conversion with breathtaking views

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Millom 2.0 miles | Ulverston 16.8 miles | Barrow-in-Furness 23.0 miles | Windermere 30.1 miles

M6 Junction 36 36.5 miles





## Accommodation in Brief

### **The Barn - Ground Floor Flat**

Sitting Room/Dining Room | Kitchen | Three Bedrooms with En-suite Facilities

Allocated Parking | Private Decked Area







## The Property

This is a perfect opportunity to acquire a rural escape within a small hamlet of properties converted from the original farm buildings. Aina occupies the ground floor of a wonderful barn conversion in a magnificent setting; nestled in the glorious Cumbrian countryside of the south-western Lakes, the location is a huge draw.

The substantial barn has been converted with great attention to detail to create three apartments that are perfect for modern requirements. The apartment is laid out for open plan living and has been finished with simple, elegant décor that adds to the relaxing atmosphere. There is a spacious sitting room/dining room affording excellent views of the Duddon Estuary and the Irish Sea. The kitchen is fitted with an induction hob, combination microwave oven and cooker hood. There are three bedrooms, one with an en-suite bathroom and the other two with en-suite shower rooms. The bathrooms have beautiful contemporary suites.

## Externally

The apartment has access to allocated parking and a private decked outdoor area, ideal for al fresco dining and sitting and relaxing, absorbing the breathtaking views all around.

## Local Information

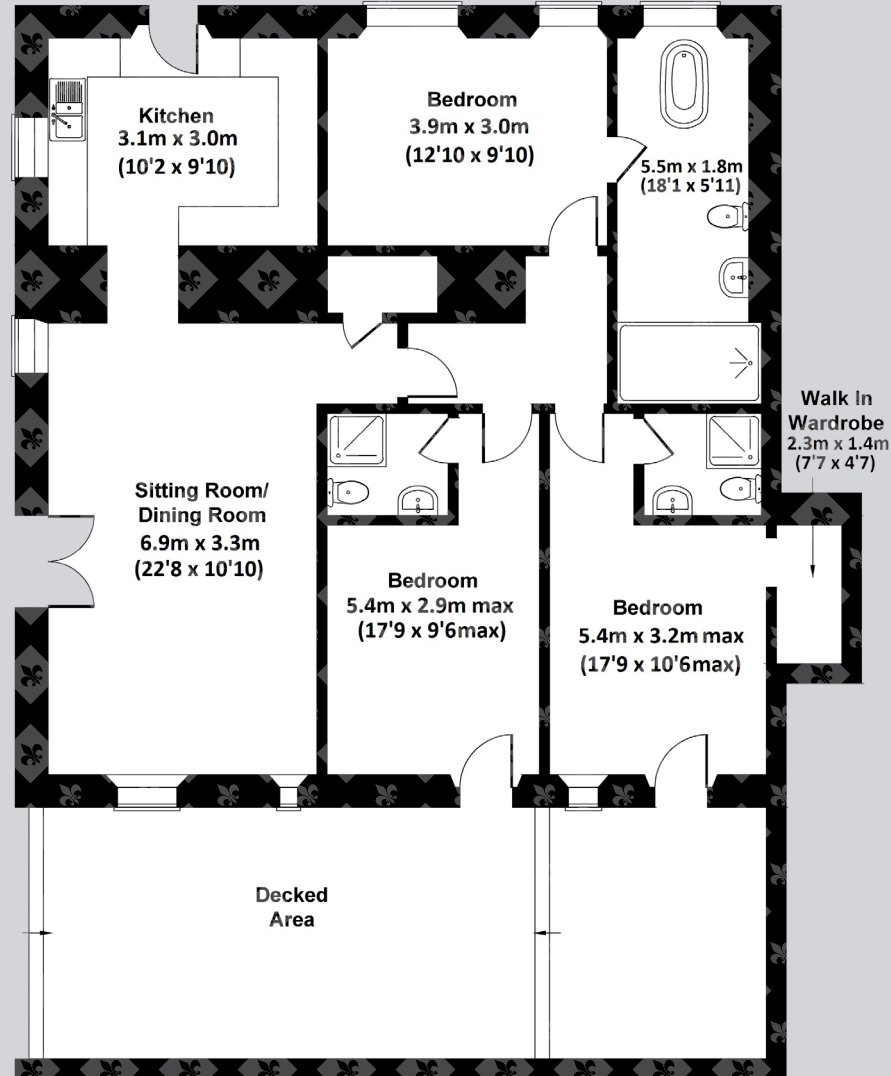
The property is well-positioned for exploring this beautiful area. The driveway to the properties continues as a footpath into the Whicham Valley towards the 600-metre high Black Combe. The adjacent Millom Park is perfect for woodland walks and the secluded beaches at Haverigg and Silecroft are within a few minutes' drive, as is the Hodbarrow RSPB reserve and the historic market town of Broughton-in-Furness, with its Georgian market square.

Nearby, there are pretty drives to the Duddon Valley (that inspired Wordsworth to write 34 sonnets), Corney Fell and Coniston Water. To the north, the coast road takes you to the coastal section of the Lake District National Park, Muncaster Castle, "La'al Ratty" steam railway, the former Roman port of Ravenglass, and picturesque Eskdale and Wasdale (home to Scafell Pike). Heading east, you'll find the market town of Ulverston, the Lakeside and Haverthwaite Railway, the Medieval village of Cartmel and, from Lakeside, boat cruises on Windermere.

For schooling there is both primary and secondary schooling available in Millom, along with a nursery. There are train links from Millom just a short drive from High Lowscales, with local trains to Lancaster, and onward to all national centres.



# Floor Plans



Ground Floor Flat



## Directions

Travelling from the M6, exit at Junction 36 and take the A590 signposted for Barrow. Keep following signs for A590 Barrow for 23 miles. On reaching the roundabout at Greenodd, take the first exit onto the A5092 which becomes the A595 at Grizebeck. Follow the A595 and signposts for Millom for 6.5 miles, then take the left-hand turn onto the A5093 just after St Anne's Church, Thwaites. Continue for around 2 miles through the villages of The Green and The Hill, and head downhill past Ghyll Scaur Quarry on the right-hand side. 0.25 miles after the quarry, before the road bends left towards Millom, turn right after a farm (Low House farm) on your right. Follow this minor road uphill and just after the brow of the hill, turn right onto the single-track farm road (by a Public Footpath sign pointing uphill). Drive over the first cattle grid and continue slowly up the road and over a second cattle grid. When the road bends to the left, take the right fork (signposted to High Lowscales). Continue uphill through a gate (please shut the gate) and drive slowly when approaching the blind hump. Continue past farm outbuildings on the left, over a third cattle grid and up to the property.

Note: Please ensure that you close any gates on the farmland.

Google Maps

what3words



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## Wayleaves, Easements & Rights of Way

The property is being sold subject to all existing wayleaves, easements and rights of way, whether or not specified within the sales particulars.

## Services

Mains electricity, electric central heating, water from borehole, telecoms landline and Starlink satellite broadband. Private drainage.

Postcode

Council Tax

EPC

Tenure

LA18 5JL

Band B

Rating C

Leasehold – 999 year lease

## Viewings Strictly by Appointment

T: 015394 68400

E: [cumbria@finestgroup.co.uk](mailto:cumbria@finestgroup.co.uk)





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**Finest Properties**

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of distinctive property*

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