



**ARNOLD
GREENWOOD**



19a Bleaswood Road, Oxenholme

Kendal

Offers in Region of £155,000

19a Bleaswood Road

Oxenholme, Kendal

A two-bedroom first floor flat that presents a wonderful opportunity for those seeking a peaceful and comfortable abode. Situated in the village of Oxenholme and within walking distance of the train station this delightful flat is tucked away on a quiet cul-de-sac.

The property boasts a lounge/dining room, two bedrooms and bathroom. Externally there is an elevated garden exclusively belonging to this flat and the convenience of allocated parking, further enhancing the appeal of this residence. No upward chain.

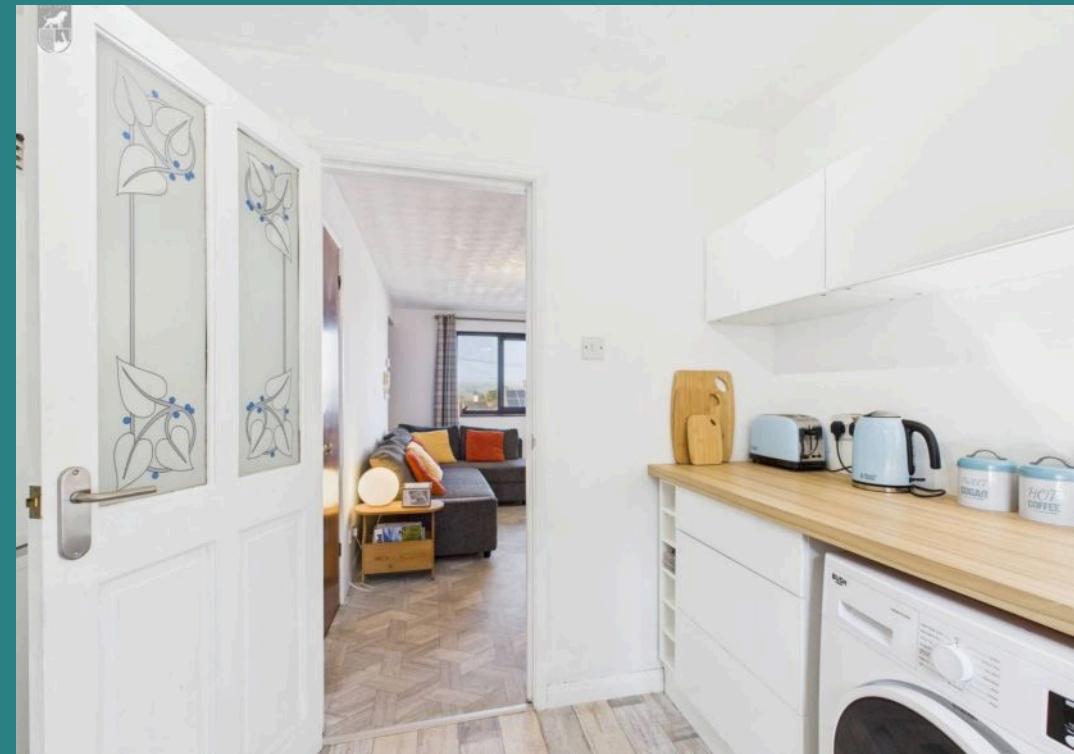
Council Tax band: B

Tenure: Leasehold

EPC Energy Efficiency Rating: B

EPC Environmental Impact Rating: C





Entrance Hall

7' 10" x 3' 1" (2.39m x 0.94m)

The entrance to the flat has doors that open to an open-plan lounge/dining room, bedrooms, bathroom, and a cupboard.

Living/Dining Room

17' 4" x 10' 7" (5.28m x 3.22m)

The lounge has a window with views towards Kentmere Horseshoe and Scout Scar.

Kitchen

5' 5" x 7' 4" (1.66m x 2.23m)

This kitchen has a range of fitted storage units with a complementary worktop. There is a Hotpoint built-in oven, an induction hob, a stainless steel sink with a mixer tap, space/plumbing for a washing machine and a fridge/freezer, and a window to the rear.

Bedroom One

14' 1" x 8' 9" (4.29m x 2.66m)

This double bedroom has fitted wardrobes and a window that looks out to far reaching views of Kentmere Horseshoe and Scouts Scar.

Bedroom Two

10' 10" x 7' 7" (3.30m x 2.30m)

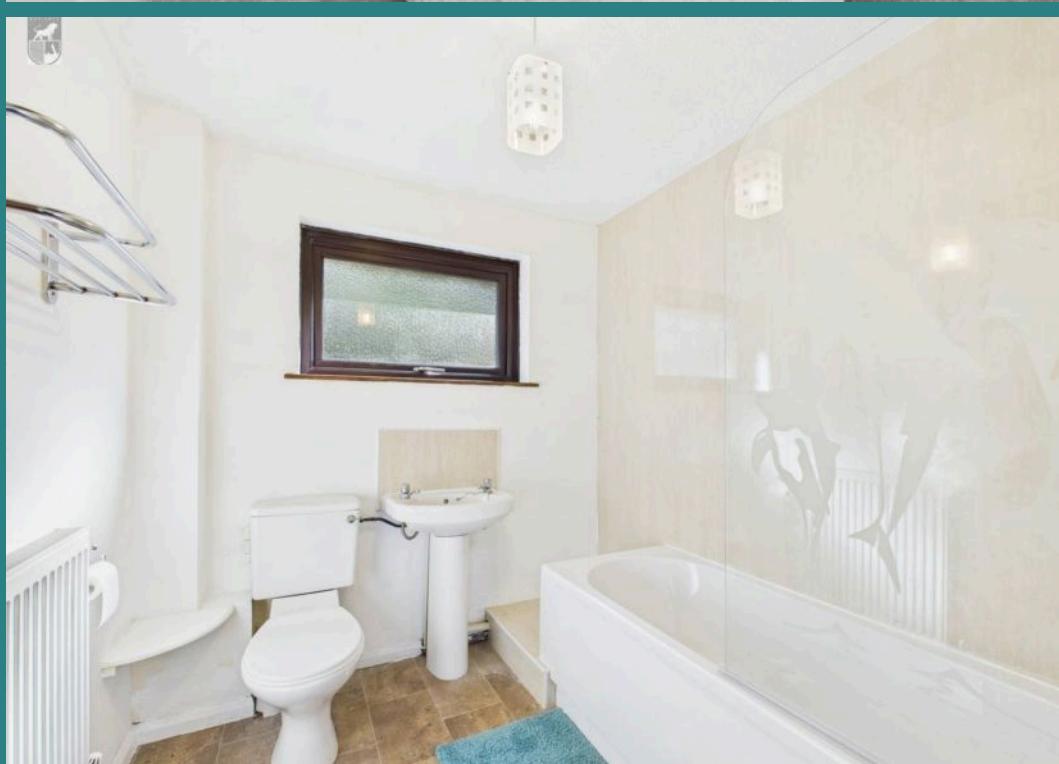
Bedroom with a window to the rear.

Bathroom

6' 9" x 5' 5" (2.07m x 1.66m)

This suite comprises a shower over a bath with a glass screen, a vanity wash hand basin, a W.C., a fan, and a stainless steel ladder radiator.





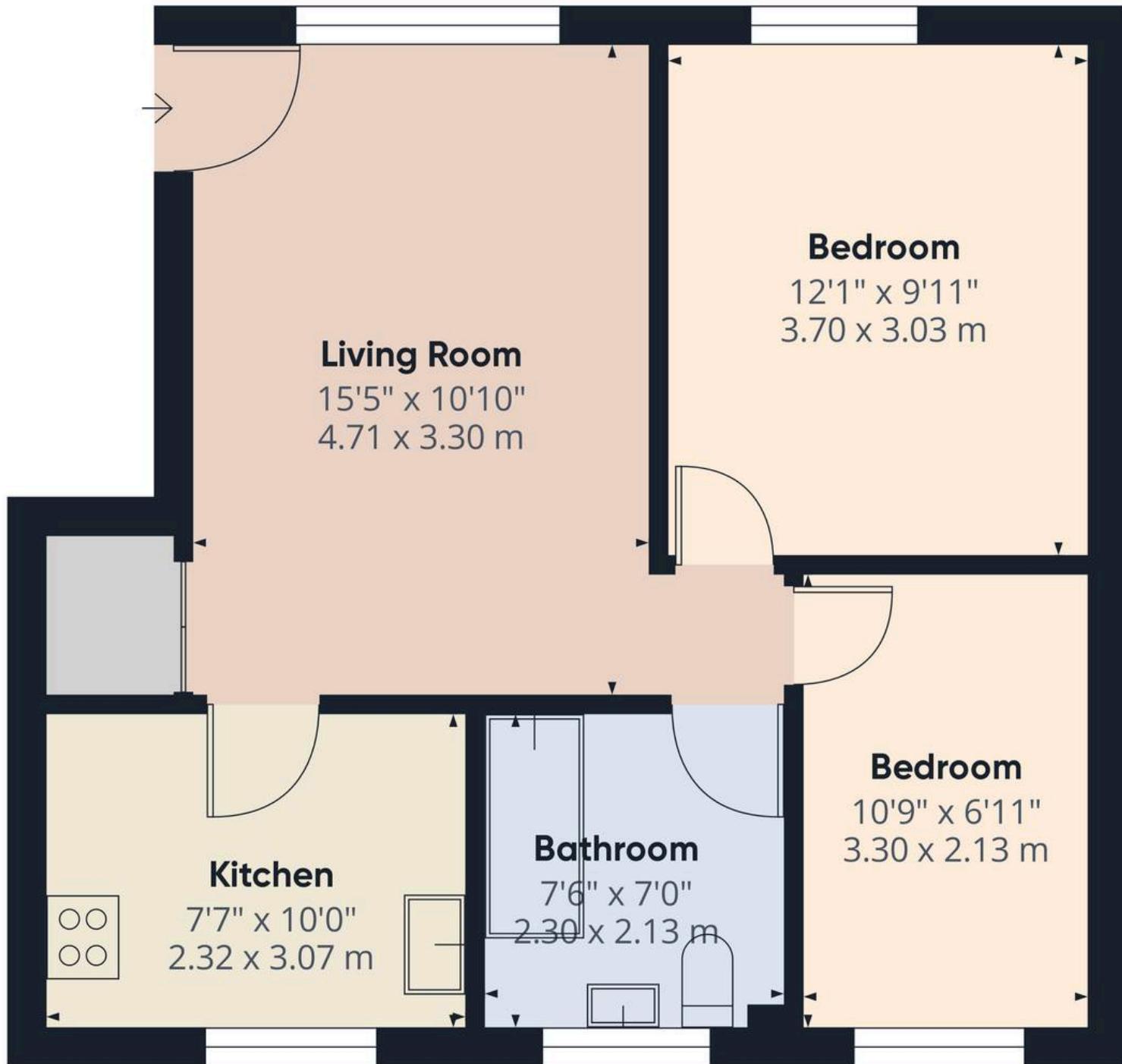
GARDEN

Garden to the rear backing onto the Helme.

ALLOCATED PARKING

1 Parking Space





Approximate total area⁽¹⁾

519.8 ft^2

48.29 m^2

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations are based on RICS IPMS 3C standard.

GIRAFFE360



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