



Scotby Close

Carlisle, CA1 2XG

Guide Price £110,000



- No Onward Chain
- Popular Residential Location
- Spacious Living Room with French Doors
- Modern Three-Piece Bathroom
- Off-Road Parking

- Mid-Terraced House
- Well Presented Throughout
- Two Double Bedrooms
- Rear Garden with Lawn & Decking
- EPC - TBC

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Offered to the market with no onward chain is this well presented mid terraced house, located within a popular area to the East of Carlisle. An ideal buy for either first time buyers or investment landlords, the property is simply ready for the new occupants to move straight in and is complete with a spacious interior including two double bedrooms, a lovely rear garden and off-road parking. A viewing comes highly recommended.

The accommodation, which has gas central heating and double glazing throughout, briefly comprises an entrance hall, living room and kitchen to the ground floor with a landing, two bedrooms and bathroom on the first floor. Externally there is off-road parking to the front and an enclosed rear garden. EPC - TBC and Council Tax Band - A.

Located on the Eastern fringe of the Carlisle within a popular residential area, the property enjoys excellent access to Rosehill which includes a range of shops and supermarkets with a wider array of amenities including bars and restaurants available within Carlisle City Centre, which takes either a 20 minute walk or 5 minute drive. The convenience of the location is excellent with J43 of the M6 motorway being minutes away with the addition of regular bus routes passing by on Durranshill Road. For families, reputable schools for all ages can be found within a short drive.

HALLWAY

8'8" x 6'6" (2.64m x 1.98m)

Entrance door from the front, internal doors to the kitchen and living room, radiator and stairs to the first floor landing with an open under-stairs storage area.

KITCHEN

8'8" x 6'1" (2.64m x 1.85m)

Fitted kitchen comprising a range of base, wall and drawer units with worksurfaces and tiled splashbacks above. Integrated electric oven, gas hob, extractor unit, one bowl stainless steel sink with mixer tap, space and plumbing for a washing machine, space for an under-counter fridge/freezer, extractor fan, radiator, wall-mounted gas boiler and a double glazed window to the front aspect.

LIVING ROOM

14'5" x 13'0" (4.39m x 3.96m)

Double glazed French doors to the rear garden and radiator.

LANDING

Stairs up from the ground floor, internal doors to three bedrooms, radiator and loft access point.

BEDROOM ONE

13'0" x 8'9" (3.96m x 2.67m)

Double glazed window to the front aspect, radiator and an over-stairs cupboard with shelving internally. Measurements to the maximum points.

BEDROOM TWO

12'11" x 7'9" (3.94m x 2.36m)

Double glazed window to the rear aspect and radiator.

BATHROOM

6'5" x 6'2" (1.96m x 1.88m)

Three piece suite comprising a WC, pedestal wash hand basin and bath with mains shower over. Part-tiled walls, radiator and an extractor fan.

EXTERNAL

Front:

Directly in front of the property is a lawned front garden with pathway. A block-paved parking area is available within proximity to the property, please refer to the title plan.

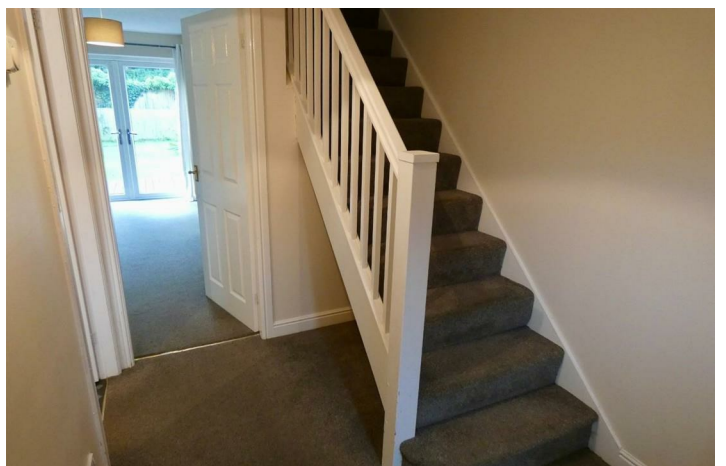
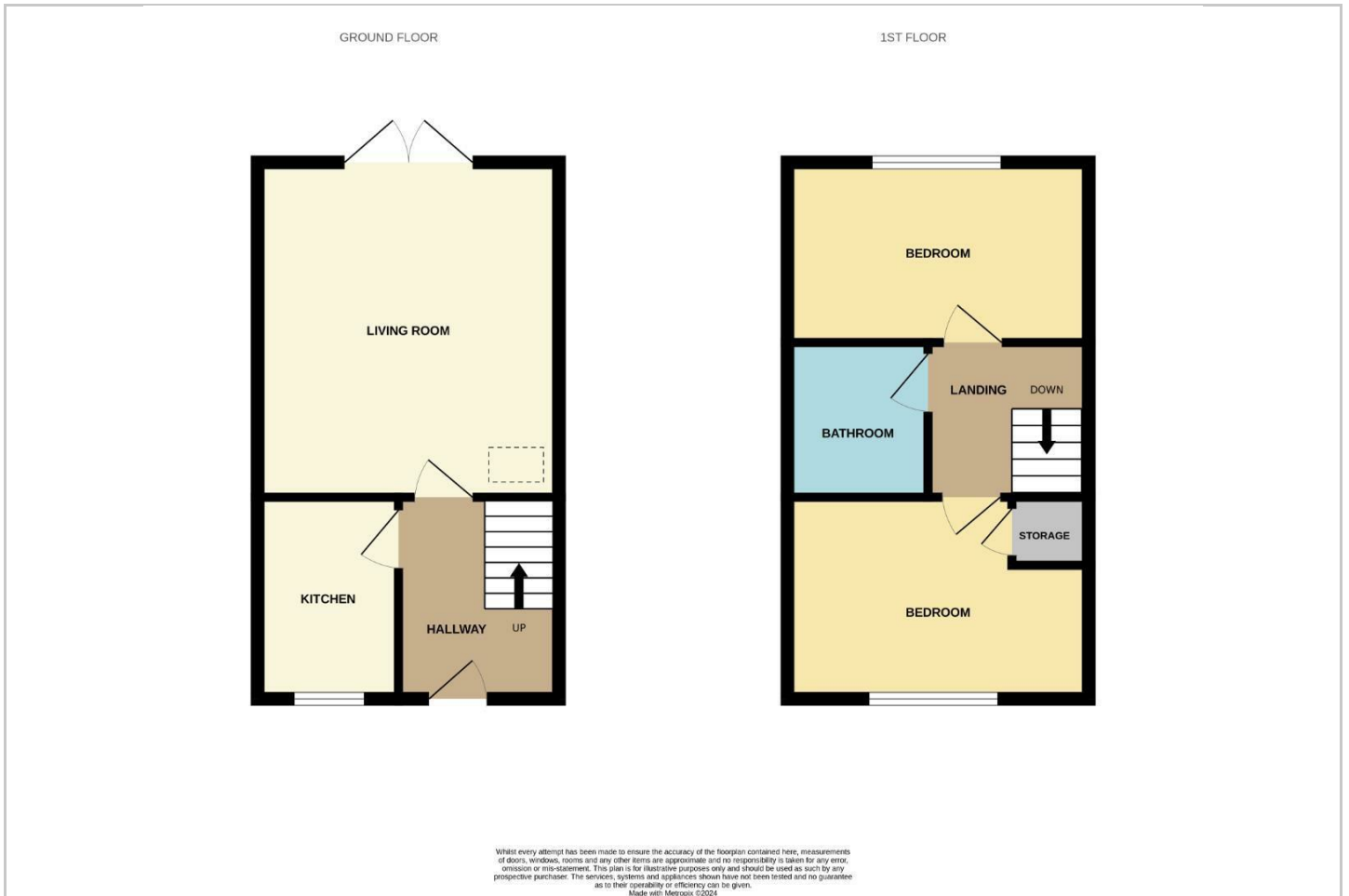
Rear:

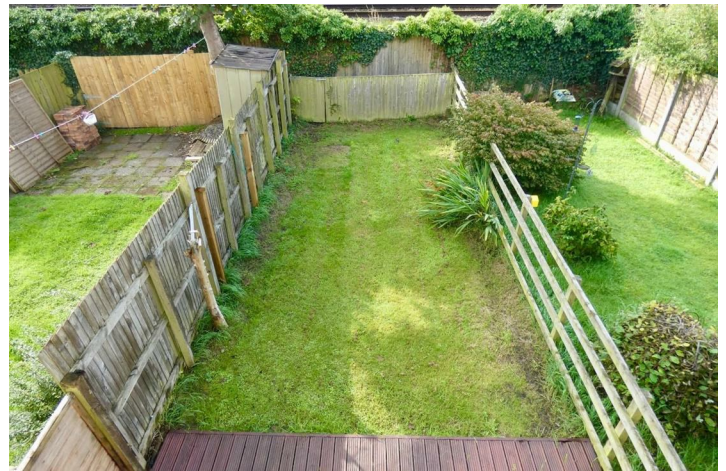
An enclosed rear garden benefitting a decked seating area directly outside the living room French doors and a lawned garden.

WHAT3WORDS

For the location of this property please visit the What3Words App and enter - comb.atom.roses

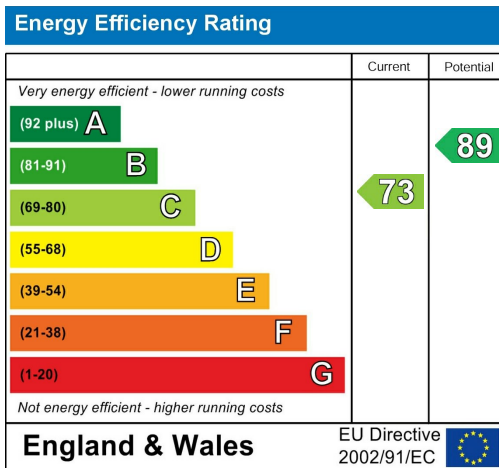
Floorplan







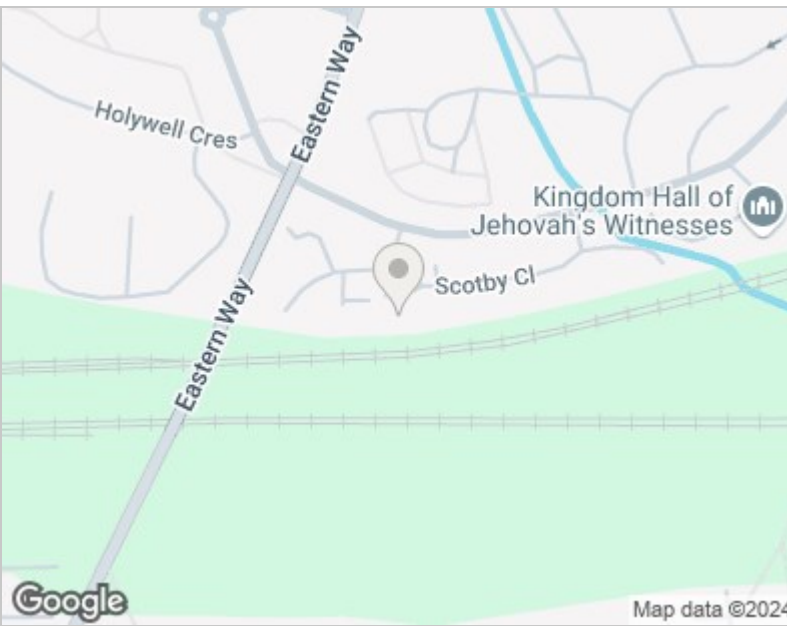
Energy Efficiency Graph



Viewing

Please contact our Hunters Carlisle & South West Scotland Office on 01228 584249 if you wish to arrange a viewing appointment for this property or require further information.

Road Map



Hybrid Map





These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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