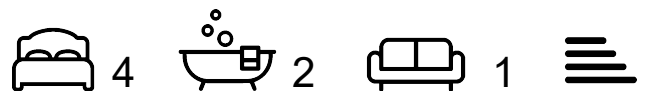




Rosegate

Aglionby, Carlisle, CA4 8AJ

Guide Price £460,000



- A Modern & Upgraded Detached Bungalow
- Immaculately Presented Throughout
- Modern Dining Kitchen with Integrated Appliances
- Luxurious Family Bathroom & Master En-Suite
- Ample Off-Road Parking & Integral Double Garage with Work-Pit
- Sought After Village Location on the Outskirts of Carlisle
- Dual-Aspect Living Room with Electric Fireplace
- Four Bedrooms with Master En-Suite. All with Built-In Cupboards
- Front, Side & Rear Gardens
- EPC - D

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Nestled harmoniously at the head of a peaceful cul-de-sac within Aglionby is this truly exceptional detached bungalow, which has been thoroughly modernised and improved throughout by the current owners and ready for new owners to move straight in. Internally, the accommodation includes a beautifully presented open-plan dining kitchen offering a wonderful space for family gatherings and entertaining whilst a dual aspect living room provides a tranquil space to kick back and relax. Four bedrooms with luxurious master en-suite and family bathroom complete the accommodation. Heading outside, the bungalow is set within a corner plot and offers gardens to the front, side and rear, with the additional benefits of ample off-road parking and an integral double garage with work-pit. A property not to miss out on, contact Hunters today to schedule your viewing.

The accommodation, which has gas central heating and double glazing throughout, briefly comprises a hallway, living room, dining kitchen, utility room, four bedrooms and family bathroom internally. Externally there are gardens to the front, side and rear, an attached double garage and ample off-road parking. EPC - D and Council Tax Band - E.

The village of Aglionby is situated just off the A69 to the East of the border city of Carlisle, within easy reach of a wealth of transport links and amenities, including the Carlisle Golf Club. Within a five-minute drive you can access a variety of supermarkets and stores within Rosehill, on the edge of Carlisle and for those looking to head into the city centre, this only takes ten minutes via Warwick Road. Additionally, the M6 motorway J43 and the A69 are both within a two-minute drive, allowing direct access both North, South and East. For those requiring rail connections, Carlisle Citadel Station is on the West Coast mainline, providing fast and frequent services South to London in around 3hours 23minutes and North to Edinburgh in 1hour 16minutes.

HALLWAY

Entrance door from the front, internal doors to the living room, dining kitchen, four bedrooms and family bathroom, radiator and two built-in cupboards, one housing the wall-mounted gas boiler.

LIVING ROOM

Double glazed window to the front aspect, double glazed window to the side aspect, two radiators and a feature electric fireplace with surround and hearth.

DINING KITCHEN

Kitchen Area:

Contemporary fitted kitchen comprising a range of base, wall and drawer units with matching worksurfaces and upstands above. Integrated eye-level double oven, electric hob, extractor unit, integrated fridge freezer, integrated dishwasher, one and a half bowl sink with mixer tap, recessed spotlights, double glazed window to the rear aspect and a double glazed window to the side aspect.

Dining Area:

Fitted base units with TV display units above, radiator and an internal door to the utility room.

UTILITY ROOM

Fitted base and wall units with matching worksurface and upstands above. Space and plumbing for a washing machine, space for a tumble drier, one bowl stainless steel sink with mixer tap, radiator, double glazed window to the rear aspect and an external door to the rear garden.

MASTER BEDROOM

Double glazed window to the rear aspect, radiator, built-in cupboard with double doors and an internal door to the rear hall.

REAR HALL

Radiator, internal doors to the en-suite and garage, and an external door to the rear garden.

MASTER EN-SUITE

Three piece suite comprising a WC, vanity wash hand basin and P-shaped bath benefitting a mains shower over with rainfall shower head. Part-tiled walls, tiled flooring, radiator, recessed spotlights, extractor fan and an obscured double glazed window.

BEDROOM TWO

Double glazed window to the front aspect, radiator and a built-in cupboard with double doors.

BEDROOM THREE

Double glazed window to the front aspect, radiator and a built-in cupboard.

BEDROOM FOUR

Double glazed window to the rear aspect, radiator and a built-in cupboard.

FAMILY BATHROOM

Three piece suite comprising a WC, wall-mounted vanity wash hand basin and a walk-in shower enclosure benefitting a mains shower with rainfall shower head. Fully-tiled walls, tiled flooring, chrome towel radiator, radiator, recessed spotlights, extractor fan, built-in cupboard and an obscured double glazed window.

EXTERNAL

Front Garden:

A tarmac driveway allowing off-road parking for two vehicles, a pathway towards the front door and a generous lawned front garden.

Side Garden:

A brick-built outbuilding with power and lighting, raised garden area with lawn and borders plus a part-gravelled/park-paved area providing additional parking.

Rear Garden:

A lawned rear garden with pathway and a timber pergola seating area with decking.

DOUBLE GARAGE

Electric up and over garage door, work-pit, power, lighting, cold water tap and loft-access point.

WHAT3WORDS

For the location of this property please visit the What3Words App and enter - jumped.affords.workbook

Floorplan







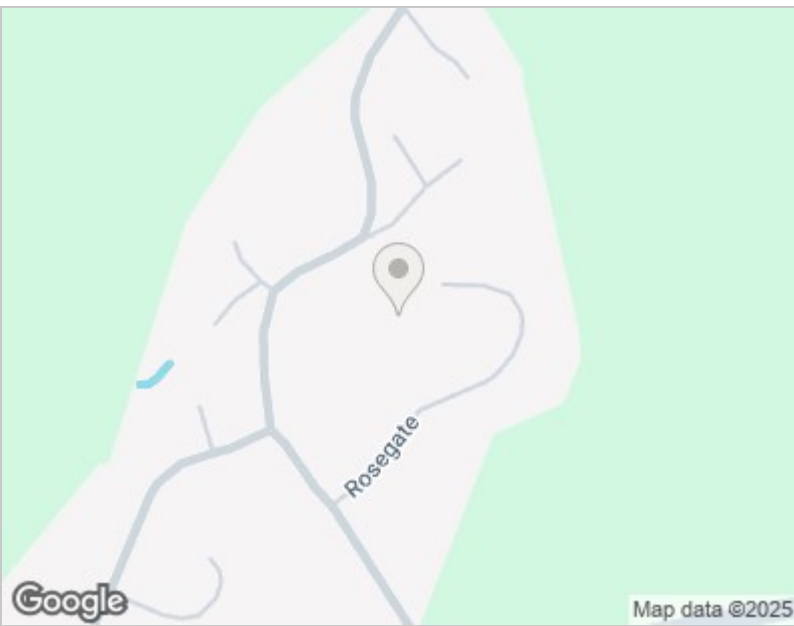
Energy Efficiency Graph



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



HUNTERS
HERE TO GET *you* THERE

Tel: 01228 584249



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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