

the *home* of homes



56 BOWMAN STREET, CARLISLE, CUMBRIA

Offers in the region of £118,000

A Terraced property situated with in walking distance to the city centre and with a wide range of local amenities close by. The Double Glazed and Central heated accommodation briefly comprises Entrance Hall, Living Dining Room, Kitchen and Bathroom to the ground floor. To the First Floor there are 3 Bedrooms. Externally there is a forecourt to the front and rear yard. Ideal First Time Buyer.

38 Fisher Street, Carlisle, Cumbria, CA3 8RQ
Tel: 01228 403222

www.cumberlandestateagents.co.uk

DIRECTIONS

From Carlisle City Centre proceed South along Botchergate and continue onto London Road, turn left onto Brook Street. Turn left into Bowman Street.

ACCOMMODATION

ENTRANCE VESTIBULE

ENTRANCE HALL

Living Area

3.66m x 3.43m (12' x 11'3")

Wall mounted electric fire. Through to:

Dining Area

4.34m x 3.58m (14'3" x 11'9")

Kitchen

3.5m x 2.06m (11'6" x 6'9")

Fitted with base and wall units, electric hob and oven, drainer sink unit.

Inner Hall

Door to rear.

Bathroom

Comprising corner bath with shower over, pedestal wash hand basin, WC.

FIRST FLOOR

Landing

Loft Access.

Bedroom 1

4.6m x 3.56m (15'1" x 11'8")

En-suite

Comprising mains shower enclosure, vanity wash hand basin, WC.

Bedroom 2

3.86m x 2.62m (12'8" x 8'7")

Bedroom 3

3.25m x 2.06m (10'8" x 6'9")

Plumbing.

VIEWING

Strictly by appointment through agent.

APPLIANCES AND SERVICES

The mention of any appliances or services within these particulars does not imply that they are in full and efficient working order.

DO YOU HAVE A PROPERTY TO SELL?

If you are considering moving home and still have a property to sell, we will be pleased to carry out a FREE VALUATION together with marketing advice including full details of our extremely competitive selling package.

IMPORTANT INFORMATION

All measurements are approximate. Any fixtures, fittings, appliances or services mentioned in these particulars have not been tested and as such no guarantee is given that they are in full and efficient working order. These particulars, are set out for guidance only and do not constitute any part of an offer or contract. Intending purchasers or tenants should not rely on them as being completely accurate, but must satisfy themselves by inspection or otherwise. If any aspect is of particular importance, please contact our office and we will attempt to verify the information.

Outside

To the front of the property is a forecourt and to the rear a yard with gated access to rear lane.

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