



3 Hopefield Cottages

Lowick Green, Cumbria, LA12 8DZ

Guide Price £250,000

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Opportunity to acquire a stunningly presented two bedroom cottage set in the pleasant hamlet of Lowick Green and enjoying views to the Lakeland fells. This delightful mid terrace cottage blends characterful features with modern comforts and was completely renovated three years ago including a new roof, rewiring, replumbing, and brand-new windows throughout. The cottage features a stylish interior, a cosy sitting room with log burner, well-equipped kitchen, and neatly appointed shower room. Both bedrooms are large enough for a double bed with upstairs bedroom benefiting from fantastic views. Nestled in a scenic setting, the property also benefits from a lovely garden to both front and rear aspects, perfect for relaxing or entertaining. This cottage would suit a buyer looking for a peaceful weekend retreat, holiday let or easily maintainable permanent home for a single person or couple.

Situated in The Crake Valley, one of the lesser known Lakeland valleys, at the head of the valley is Coniston Water and the rising uplands of central Lakeland with the River Crake flowing through Spark Bridge into the estuary of Morecambe Bay and nearby Greenodd. with the Lake District National Park on your doorstep, Lowick Green is a small but vibrant rural community, with plenty of local activities, a village hall in nearby Spark Bridge and two pubs within walking distance of 3 Hopefield Cottages. Whilst positioned in a row of traditional cottages, the cottage is situated on the A590, giving a quick access to the M6 junction 36 and rail connections at Ulverston or Oxenholme. The popular market town of Ulverston is only a short drive and offers a wide range of amenities and good range of local shopping.



Accommodation

Front Porch

The delightful front garden has mature shrubs, and a stone-chipped pathway leads to the front door, opening into a practical porch with space for coats and muddy boots.



Sitting Room

A cosy sitting room with a prominent Lakeland stone and slate inglenook fireplace, complete with inset multi-fuel burner, making a warm and inviting living space on those wet winter days. A charming cottage style window with a built in window seat to the front takes in the views of the garden and fell tops beyond. Off the lounge, you'll find access to a useful under stairs cupboard.

Bedroom

Situated on the ground floor to the rear of the sitting room is a comfortable double bedroom with a window out to the garden aspect.

First Floor

Stairs from the sitting room lead up to the first floor landing.



Kitchen Diner

A well designed kitchen fitted with pale green base and wall units and solid stone worktop with integrated appliances including an electric hob and oven, inset sink unit, plumbing for a washing machine and space for standing fridge/freezer. A fully glazed rear door leads directly onto the private rear garden perfect for outdoor dining and relaxation.



Bedroom

Situated at the front of the cottage enjoying a stunning view of the surrounding countryside and Lakeland fells from two cottage style windows as well as two skylights also flooding the bedroom with light. The bedroom has ample space for a double bed and drawers and features an exposed open stone fireplace with stone hearth, exposed beams and quirky industrial lighting.

Shower Room

A modern fitted shower room with suite comprising walk in shower cubicle with electric shower and folding glazed door, low suite toilet and wash basin with tiled wall and fitted mirror with light. There is also a heated towel rail and useful shelf.

Outside

To the front of the cottage is a pleasant garden planted with shrubs and roses bordered on either side by hedgerows. The gravelled pathway leads from the front gate to the front door and under the front window where you could place a bench to take in the far reaching views. To the rear accessed off the kitchen is a private garden area which is fenced on three sides and provides a lawned and slate pathed area ideal for sitting out or dining. There is a access gate out from the rear garden through the neighbouring properties to the end of the terrace.

Parking for the cottage is available opposite on the roadside or on a side road at the end of the row of terraces.

Services

Mains electric, water and drainage. Electric heating.

Tenure

Freehold.

Council Tax Band

C

What3Words

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Broadband

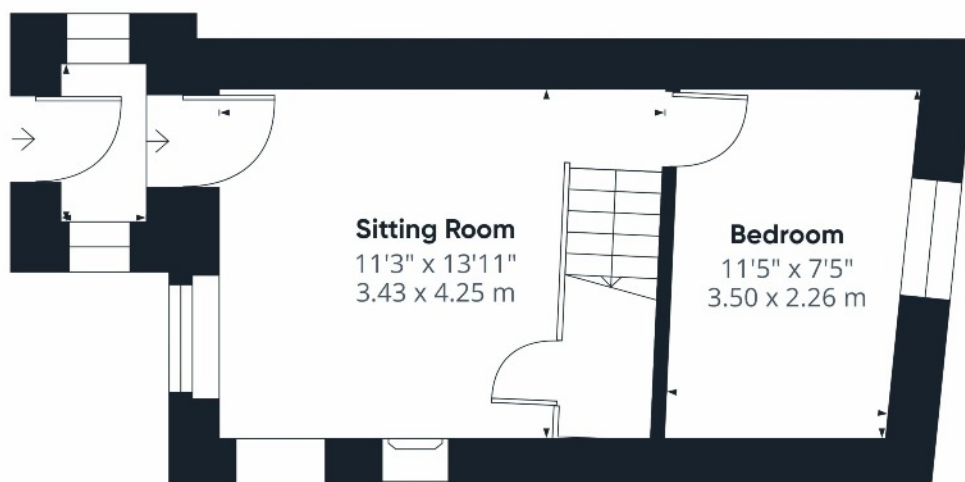
For information on broadband and mobile services at the property, we advise prospective purchasers to consult the Ofcom website: checker.ofcom.org.uk

Ellerthwaite Square, Windermere, LA23 1DU

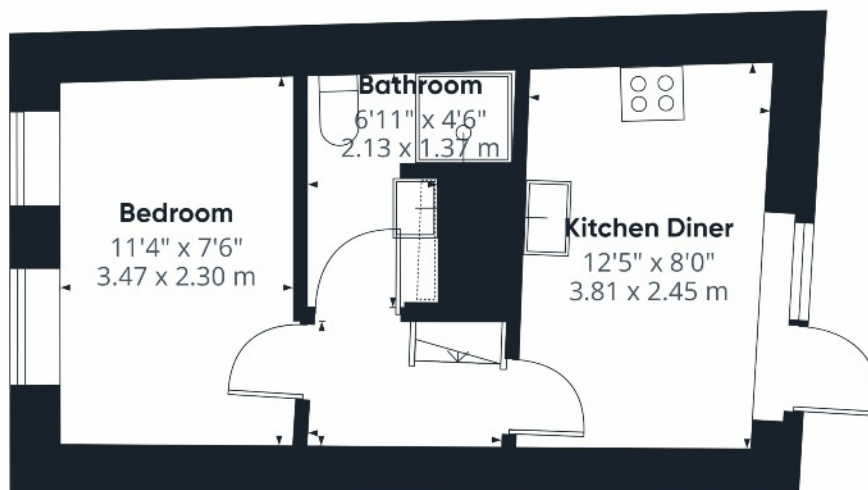
T 015394 47717

e sales@matthewsbenjamin.co.uk

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Floor 0



Floor 1

Approximate total area⁽¹⁾

501 ft²

46.6 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

Energy Efficiency Rating

	Current	Potential
Very energy efficient – lower running costs		
(92 plus) A		95
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	53	
(21-38) F		
(1-20) G		
Not energy efficient – higher running costs		
England & Wales	EU Directive 2002/91/EC	

Viewing is strictly by appointment with the sole agents

The services, kitchen and sanitary ware, appliances and fittings have not been tested by the selling agents and purchasers should undertake their own investigations and survey. The agents endeavour to make their sales details are correct, however, purchasers and their conveyancers should make their own enquiries as to accuracy, especially where statements have not been verified. Please contact the agents before travelling any distance to view to check availability and confirm any point of particular importance.