



**A stunning, high specification dormer bungalow**

**Built by a highly respected developer, completed 2021**

**Stunning high-end kitchen/diner with island**

**Eye-catching family bathroom suite**

**Features 2 ensuites and all bedrooms have built-in wardrobes**

**Oak doors found throughout the property**

**Boasts a wide range of fantastic upgrades**

**Boasts four lovely double bedrooms**

**Separate utility room and downstairs WC**

**Substantial driveway, detached garage and pleasant garden**

Not all bungalows are equal and this is certainly the case here. This stunning, high specification dormer bungalow has a tremendous amount to offer. Throughout there are quality fixtures and fittings, and the property enjoys plenty of space and was built with numerous upgrades added. The property was completed in 2021 by a highly respected local developer. This development with eye-catching properties has been highly desirable with professionals and families. The property has clearly been lovingly maintained by the current owners and throughout there is tasteful décor, which is in excellent condition. Not only that but the property boasts oak doors throughout. Positioned in a quiet cul-de-sac, the property is perfect for those who want a home which is ready to move into. Not only does the property have lots of space but also eye-catching features, boasting two ensuites and each bedroom either has fitted wardrobes or walk-in wardrobes. The property has plenty of kerb appeal and you will notice the substantial driveway, which provides plenty of parking and there is also a pitched roof garage with mezzanine floor, providing fantastic storage. Within the property, there is a lovely hallway with a central staircase which certainly set the scene for the style you will find throughout the property. The spacious lounge opens up to the fabulous, open plan kitchen/diner which has numerous upgrades, a large island and French doors that lead out to the rear garden. There is also a separate utility room. The ground floor has the first two bedrooms, both of which feature stylish ensuite shower rooms and walk in wardrobes. Heading up to the first floor, you will find the family bathroom and two further double bedrooms, each benefitting from fitted wardrobes. The garden at the rear has a spacious patio, a well maintained lawn and is securely fenced around. To view this stunning home, set within this highly sought-after development, please contact the office to arrange a viewing.

# ACCOMMODATION

## Entrance hall

This impressive entrance hall has a central staircase which certainly catches the eye and sets the scene for the modern and stylish décor you will find throughout the property. The hallway is entered by a fully glazed uPVC door with full height side panels which have fitted blinds and allow in plenty of natural light. Above the stairs there is also a skylight, which illuminates the stairs, hallway and the landing above. Surrounding the stairs is the row of ceiling spotlights which provides plenty of illumination during the evening. There is an under stairs storage cupboard, decorative coving, wood flooring, power points and a radiator. Lovely doors lead through to the lounge, kitchen, first two bedrooms and a WC.



## Lounge

This well presented room features Karndean flooring and decorative coving to the ceiling. To one wall you will find connections to house a large, flat screen wall mounted TV. The room has a large radiator neatly placed below a uPVC double glazed window that looks out onto the rear garden. The lounge opens up to the kitchen.



## Kitchen/diner

Most certainly the heart of the home is this impressive, high spec kitchen which is German-made and features a wide range of upgrades.. There is a range of white wall and base units, with glass display units and a contrasting grey island, all with white quartz worktops and matching up stands. The island has plenty of storage with soft close drawers, cupboards, pan drawers and there is also a breakfast bar. Set on the island is the large Neff induction hob and you will notice the extractor canopy with built-in lighting set within the ceiling. There is a built-in Neff electric oven and combination microwave and for convenience there is a Neff integrated fridge freezer and full-size , Neff dishwasher. A lovely feature is that the black Shardduo sink 1.5 with drainer board and mixer tap. The kitchen has a continuation of the Karndean LVT flooring which is found in the lounge and is easy to maintain and highly durable. There are four rows of ceiling spotlights, cupboard lighting and under cupboard lighting which can be used as and when desired. There is ample space for a dining room table and chair set, making this the perfect room for family gatherings or parties. Two designer radiators provide plenty of warmth and there are uPVC French doors with side windows, all with wood fitted blinds that lead out onto the garden. From the kitchen you can also access the utility room.



### Utility room

The utility room benefits from plumbing for a washing machine and space for a tumble dryer. There is a handy cupboard and spacious worktop with matching splash back, a stainless steel sink with drainer board and mixer tap. There is Karndean flooring, a radiator, extractor and a half glazed door leads out to the exterior.

### Bedroom one

The spacious double bedroom boasts a walk-in wardrobe and an ensuite shower room. The room has connections for a wall mounted TV and there is a radiator and a uPVC double glazed window. The walk-in wardrobe benefits from a radiator, light, power points and a clothes rail which shelf above.

### Bedroom one ensuite

This stylish shower room, like the rest of the property, is in excellent condition and comprises of a shower with glass screen and both rainfall and handheld showerhead, set on eye-catching PVC panelling. There is a wash basin with mixer tap, set over a three drawer vanity which provides useful storage and there is a mirror above with built-in lighting. There is a toilet, large chrome heated towel rail, and ceiling spotlights. The bathroom has LVT flooring, and a uPVC double glazed frosted window.

### Bedroom two

The second double bedroom is a well presented and spacious double. There are connections for flat screen wall mounted TV, a radiator and a uPVC double glazed window to the front. This bedroom, like the first, has a walk-in wardrobe with power points, a radiator and a light. There is a clothes rail with a shelf above.

### Bedroom two ensuite

Another beautiful ensuite which is in superb condition. There is a large shower with rainfall and handheld showerhead and easy clean PVC panels. There is a wash basin with mixer tap, over a three drawer vanity unit which has a mirror above with built-in lighting. The ensuite has a large, chrome heated towel rail. A uPVC double glazed frosted window maintains privacy while allowing in plenty of light.

### First floor landing

The landing benefits from a double socket and boasts a large, walk-in storage cupboard with shelving, power points and a radiator. This makes an ideal, spacious cleaning cupboard.



### Bedroom three

The third bedroom is a large double and boasts two, two door built in wardrobes which provide excellent storage. The room has plenty of light with a uPVC double glazed window and a skylight which has a fitted blackout blind. The room also has a large radiator and TV point.

### Bedroom four

A fourth double bedroom benefiting from a two door built in wardrobe providing fantastic storage. The room has a TV point and two skylights, both with blackout blinds which provide plenty of natural light until bedtime.

### Bathroom

As you will find throughout the property, there is plenty of style, and this lovely four piece bathroom is no exception. There is a spacious bath with central mixer tap, a shower cubicle with sliding door, the shower control set on the easy clean PVC panels. There is a three drawer vanity unit, with a wash basin and mixer tap and a toilet. The bathroom features a chrome heated towel rail, an extractor, ceiling spotlights and a uPVC double glazed frosted window.

### Garage

The pitched roof garage has a mezzanine floor providing additional, easy access storage with a pulldown folding ladder. There is a side, pedestrian door and the garage benefits from lighting and power points.

### Exterior

At the front of the property, there is a substantial block paved driveway which provides off-street parking for numerous vehicles. There is access around either side of the property to the rear garden. The rear garden has been designed with ease of maintenance in mind and has a spacious, well maintained lawn. The garden is securely fenced around making it ideal for those with children, grandchildren or wandering pets. There is also a spacious patio, accessed from the French doors of the kitchen diner, which is perfect for garden furniture and ideal for parties and family get-togethers.

### TENURE

We have been informed by the vendor that the property is freehold.

### COUNCIL TAX BAND E

### EPC B



## LOW FEES, LOCAL EXPERTISE

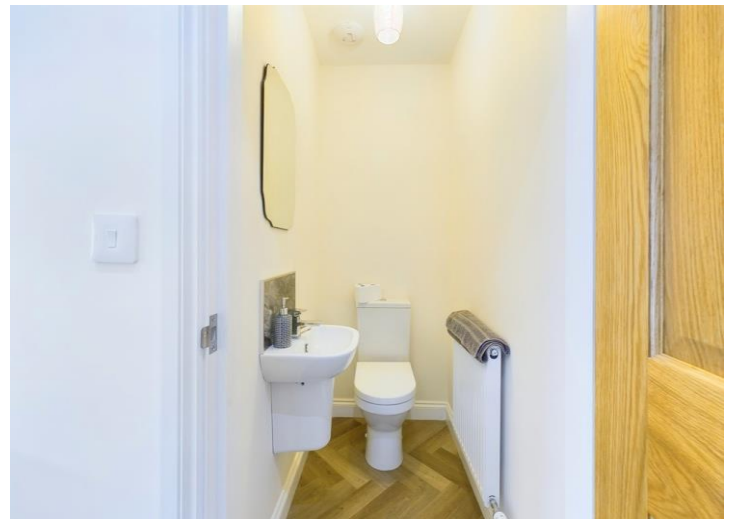
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## MORTGAGES

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## NOTE

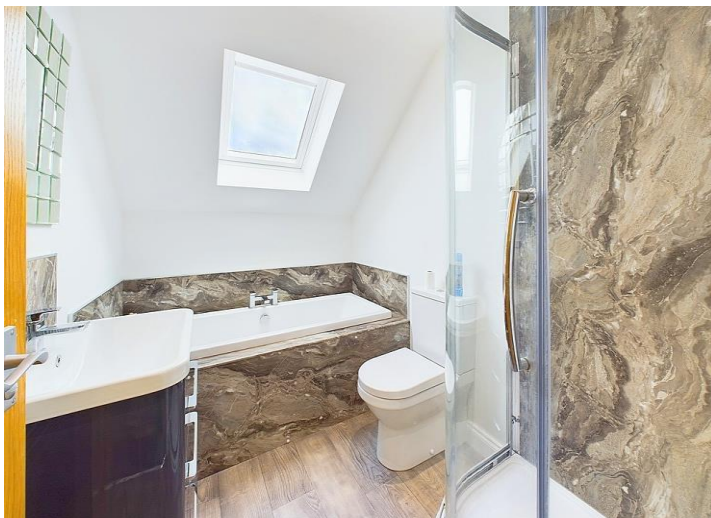
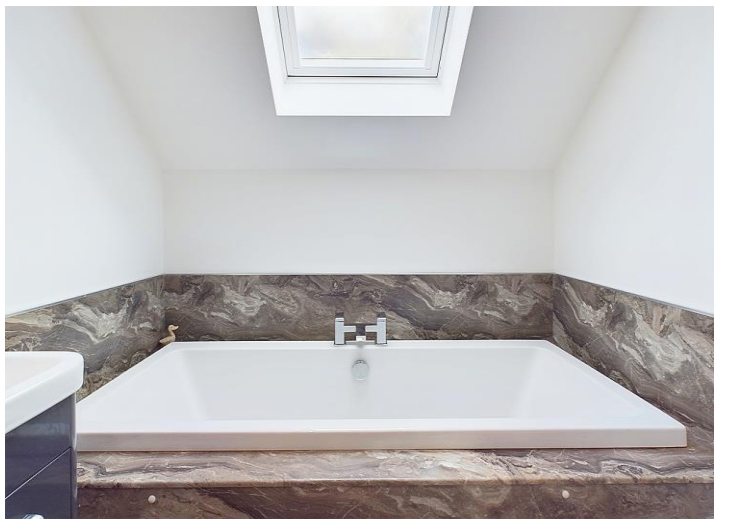
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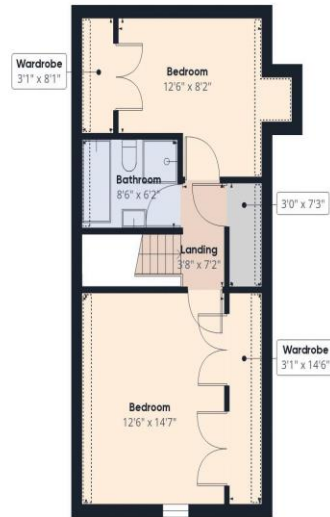
First Choice Move Ltd. registered in England and Wales Number 0767776 VAT number 118201945  
Registered office and postal address:  
GATE HOUSE, HALLWOOD ROAD, LILLYHALL, WORKINGTON, CUMBRIA. CA14 4JR

Tel: 01900 837 804 Tel: 01946 413 001 Email: [admin@firstchoicemove.co.uk](mailto:admin@firstchoicemove.co.uk) [www.firstchoicemove.co.uk](http://www.firstchoicemove.co.uk)





Ground Floor Building 1



Floor 1 Building 1



Ground Floor Building 2



Approximate total area<sup>(1)</sup>  
1838.67 ft<sup>2</sup>

Reduced headroom  
53.33 ft<sup>2</sup>

(1) Excluding balconies and terraces

Reduced headroom  
(below 1.5m/4.92ft)

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

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