



Deceptively spacious detached family home

Double driveway and integral garage

Stylish modern kitchen with centre island

Two luxury modern bathrooms, plus ensuite shower room

Good size low maintenance gardens

Versatile accommodation set over three floors

Five double bedrooms

Finished to a high standard throughout

Quiet popular village location

Superb family home

You often hear the term 'looks can be deceiving' and this is certainly the case here. This stunning, substantial family home is set over three floors, offering versatile space, ideal for any family. Finished to a high standard throughout, the property is ready to move into and features a stylish, modern kitchen and bathrooms as well as two reception rooms and five double bedrooms.

Located in the popular village of Moresby Parks, the property offers easy access to the towns of both Whitehaven and Workington, with the A595 just a short drive away. The Lake District towns of Cockermouth and Keswick are also easily accessed. There is a popular primary school within walking distance. The accommodation briefly comprises, large entrance hall, with vaulted ceiling and oak staircases with glass balustrades. From the entrance hall, there is access to the beautifully presented lounge, dining room, stylish, modern kitchen with centre island, utility room and the luxury family bathroom. From the hall, the wood and glass staircase leads to a lower ground floor, where there is a double bedroom with ensuite shower room and a versatile bedroom, currently used as a sitting room. Both have patio doors onto the garden. To the first floor, the galleried landing provides access to three further double bedrooms, with the master boasting fitted wardrobes. There is also a second, stylish modern bathroom, with four piece suite to the first floor.

Externally, the property has a lovely, well maintained lawn to the front, with double block paved driveway leading to the integral garage. To the rear, the low maintenance garden has a block paved patio area and a good size lawn with patio seating area. Viewing is essential to appreciate this superb home.

ACCOMMODATION

Entrance hall

As soon as you step into the grand entrance hall, you can see the scale of this spacious family home, with the two staircases creating lovely, galleried landings, framed by beautiful glass balustrades. The modern, neutral décor perfectly complements the contemporary, wood effect Karndean flooring. Entered through a composite door, with frosted glass panel. The hall boasts a feature, arch uPVC window overlooking the front of the property and a Velux skylight window above the staircase, flooding the space with natural light. To the rear of the second staircase, there is a second, beautiful arch feature window. The hallway provides access into the dining room, the lounge, family bathroom, the utility and the kitchen. The hallway also benefits from a large, under stairs storage cupboard, a radiator, ceiling spotlights, decorative coving.



Lounge

The beautifully presented lounge is light and spacious, with two uPVC double glazed windows, tasteful, modern décor, decorative cornice and ceiling spotlights. The lounge has a feature, electric fireplace, with contemporary hearth, mantle and surround. There is a radiator and wood effect Karndean flooring.



Dining room

A versatile second reception room, currently used as a beautiful formal dining space. There is modern décor, with decorative coving and complementing Karndean flooring. There is a radiator and a uPVC double glazed window overlooking the front of the property.

Kitchen

The stylish, modern kitchen boasts a range of contemporary, two tone, wall and base units, with grey units to the base and cream units above, with complementary work surfaces and matching splash backs. The standout feature of this lovely space is the centre island, which incorporates a breakfast area and storage drawers. The sunken sink sits in the quartz worktops with draining board grooves and mixer tap, with integrated dishwasher below. There is a double built-in electric oven, with warming drawer and microwave, integrated wine fridge and black glass hob set into the worktop, with angled black glass extractor above. The kitchen features pendant style, low-level lighting above the centre island and spotlights to the sides, a column style radiator, decorative cornice and Karndean flooring. Two uPVC double glazed windows provide plenty of natural light.



Utility

A useful utility room fitted with a wide range of cupboards, offering excellent storage. There is a stainless steel sink and drainer unit with mixer tap and worktop space with tiled splash backs. The utility has plumbing for a washing machine and benefits from a radiator, decorative cornice, ceiling spotlights and Karndean flooring. Provides access into the integral garage.

Family bathroom

The luxury family bathroom is simply beautiful, with a large double bath set into a tiled surround and step, featuring integrated plinth lighting. There is a high gloss, floating vanity unit, with built-in drawers, incorporating a rectangular hand wash basin, with waterfall mixer tap and LED mirror above, with Bluetooth speaker and a toilet. A wall mounted storage cabinet provides additional storage and there is a vertical, anthracite column radiator, an extractor fan, ceiling spotlights and stylish, modern tiling to both the floors and the walls.

Lower ground floor

Hallway

Here you will find an open, under stairs space, there is lovely, glass balustrades to the stairs, decorative cornice, a radiator, ceiling spotlights and Karndean flooring. A uPVC double glazed door leads out onto the rear garden and there are doors leading into two double bedrooms.

Bedroom one

This lovely space would make a fantastic guest room, offering your guests private access and ensuite facilities. This spacious, light and airy double bedroom has tasteful, modern décor, decorative cornice, ceiling spotlights and a radiator. uPVC double glazed patio doors, lead out onto the rear garden and there is access into an ensuite shower room.

Ensuite shower room

The ensuite shower room features a corner shower cubicle, with mixer shower, pedestal sink and a toilet. The ensuite has a radiator, ceiling spotlights, decorative cornice, Karndean flooring and fully tiled walls.

Bedroom two

The second lower ground floor bedroom is currently used as a second sitting room, with feature wood cladding to the rear wall and uPVC double glazed patio doors, which flood the space with natural light and provide access into the garden. There are ceiling spotlights, decorative coving, Karndean flooring, a radiator and TV connections.



First floor landing

This lovely galleried landing has full height vaulted ceiling, with skylight window, ceiling spotlights and a stylish, LED light fixture. Provides access into a second bathroom and three good sized double bedrooms.

Master bedroom

Currently used as the master, this generously proportioned double bedroom features full height fitted wardrobes, with sliding mirrored doors and a uPVC double glazed window, with a radiator below. There are ceiling spotlights, decorative cornice and tasteful, modern décor.

Bedroom four

The fourth bedroom is well proportioned and well presented, with ceiling spotlights and a Velux skylight window. There is decorative coving, a radiator and loft access.

Bedroom five

The fifth well proportioned double bedroom has neutral, modern décor, a skylight window, ceiling spotlights and decorative coving.

Family bathroom

The stylish first floor family bathroom features a double ended bath, with central mixer tap, a walk in shower cubicle with mixer shower, a wall mounted sink with mixer tap, and LED mirror above and a toilet. There is an anthracite column style radiator, recessed shelving, tiled walls and flooring and a wall mounted storage cupboard. The Velux skylight window provides plenty of natural light and there are ceiling spotlights.

Externally

To the front of the property, is a low maintenance lawned garden, with double driveway providing off-road parking. A roller door provides access into the integral garage. To the rear of the property is a good size rear garden, with large block paved patio area and a well maintained lawn, with patio seating area to the rear. There is a gravelled area to the side of the house and decked stairs to the other side, providing access to the front.

TENURE

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

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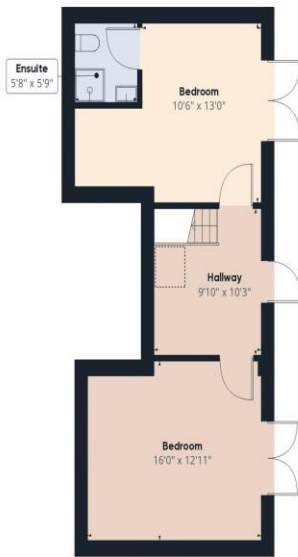
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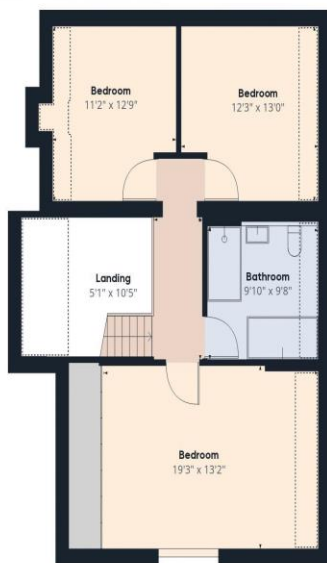
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Ground Floor



Floor 1



Floor 2



Approximate total area⁽¹⁾

2517.68 ft²

Reduced headroom

94.83 ft²

(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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