



Set on a substantial, sun trap, corner plot

Ideal to add your own stamp, or to add value

Within easy reach of numerous, popular schools

Open plan lounge, kitchen and diner

Modern first-floor bathroom suite

Perfect for those who may wish to extend

Set in a highly sought after area

Substantial driveway, and detached garage

Benefits from the addition of a utility

Plenty of space to sit out and enjoy the sunshine

Set on a substantial corner plot, in a highly sought after area in Whitehaven, is this three-bedroom semi-detached home. Whilst in need of some modernisation, the property offers a tremendous amount, and due to the space of the plot this would be ideal for those looking to extend. The garden sweeps around the front, along the side into the rear of the property, and benefits from the sun throughout the day. You will notice the large driveway, which provides off-street parking for around five cars, and there is a detached garage. The location of the property is not only desirable but also convenient. The property is just a stone's throw from Jericho primary School, Whitehaven Academy, and St Benedict's Catholic high school, and they are within walking distance. Step inside the property, you will realise there is some work to be done, however you may notice the open plan lounge and diner, which would be relatively straightforward to modernize, with the fitting of a new kitchen. There is a good size lounge, and the property benefits from the addition of a utility room, at the rear. To the first floor there are three bedrooms, and a modern bathroom suite. This property is ideal for anybody looking to add value, or to add their own stamp. The size of the plot will also attract the attention of someone, who perhaps now, or at some point in the future would like to extend to the side. We expect interest this property, to be high due to its location, and size of the garden. To avoid disappointment please get in touch to arrange a viewing.

ACCOMMODATION

Hallway

The hallway is accessed via a stylish composite door, with frosted glass panels and a full height frosted side panel, which was installed in 2024. The hallway benefits from a radiator and provides access to the lounge and the stairs lead to the first floor Landing.

Lounge

This light and airy room has decorative coving, a radiator, and the uPVC double glazed window offers a pleasant outlook across the front of the property. A feature arch opens to the open plan kitchen/diner.

Kitchen/diner

Whilst in need of refurbishment this room offers plenty of space to be used as a kitchen diner, you simply need to choose what's right for you. There is currently a range of wall and base units, with a complementary worktop, with tiled splashbacks. A stainless steel sink with drainer board, and a mixer tap, the uPVC double glazed window looks out onto the rear garden and the greenery beyond. There is an under stairs storage cupboard, radiator, and a Worcester Combi boiler. A door leads through to a utility.

Utility

The utility room has plumbing for washing machine, and space for a tumble dryer. There is lots of light with two uPVC double glazed windows and a half glazed uPVC door which leads out to the garden at the rear.

First floor Landing

The landing provides access to all three bedrooms, the bathroom, and the loft.

Bedroom one

A spacious double bedroom benefiting from an airing cupboard, a radiator, and a uPVC double glazed window which looks out to the front with the sea visible in the distance.

Bedroom two

A second double bedroom with a radiator, and a uPVC double glazed window that looks out over the rear.



Bedroom three

The third bedroom would make an ideal home office, or dressing room. There is a radiator, and a uPVC double glazed window with a view towards the sea.

Bathroom

This well-maintained bathroom comprises of a bath, with a mixer tap and shower above. There is a wash basin, with mixer tap, a two door vanity unit that will provide useful storage. There is a toilet, a radiator, and partially tiled walls with s uPVC double glazed frosted window.

Garage

The garage benefits from an up and over door, with pedestrian access to the side.

Exterior

This property is set on a substantial corner plot, it will be perfect for anybody looking to extend. There is a large driveway, which provides off-street parking for at least five cars. The garden extends around to the front of the property then leading to the rear. The garden at the front has a large patio area, which gets sun throughout the afternoon and evening. The garden has a variety of shrubs, with a low wall around. The rear garden enjoys the sun early in the day and has a patio area and two areas of low maintenance mixed coloured gravel, this is perfect for putting out garden furniture. You will also find the rear garden has valuable storage for gardening equipment or furniture.

TENURE

We have been informed by the vendor the property is freehold

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NOTE

Please note that all measurements have been taken using a laser tape measure which may be subject to a small margin of error. Some photos may have been taken with a wide-angle camera lens. First Choice Move has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their solicitor or surveyor. References to the tenure of a property are based on information supplied by the Seller. The Agent has not had sight of the title documents.



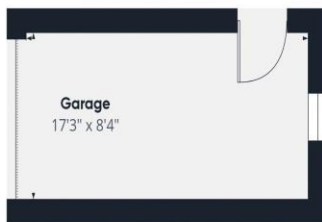




Ground Floor Building 1



Floor 1 Building 1



Ground Floor Building 2

Approximate total area^m
851.96 ft²

(1) Excluding balconies and terraces

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

Calculations are based on RICS IPMS 3C standard.

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