



Offered for sale with no forward chain

First floor bathroom with four piece suite

Close to train and bus station

Quiet no through traffic street

Two double bedrooms

Town centre location, walking distance to local amenities

Ideal buy to let investment or first time buyer property

White goods in kitchen can be included

Enjoy the convenience of town centre living in this traditional terraced property offered for sale with no forward chain! Step inside to find a spacious lounge and kitchen with white goods included.

The property boasts two generous double bedrooms and a first-floor bathroom featuring a four-piece suite — perfect for those relaxing bubble baths! Its location is the cherry on top, with local amenities just a stone's throw away, plus easy access to the train and bus stations for hassle-free commuting. And with its potential as a buy-to-let investment or a starter home for first-time buyers, this home truly offers the best of both worlds.

Tucked away on a peaceful no-through-traffic street, you'll find quiet here, yet still be at the heart of it all. Outside, the low-maintenance rear yard provides a private outdoor space with gated access, offering the perfect spot for your morning coffee or evening barbeque.

Viewing is essential to appreciate the potential of this traditional home, with everything just a short distance away, from your favourite coffee shop to the train station for your weekend getaways.



TENURE

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

COUNCIL TAX BAND A

EPC TBC

LOW FEES, LOCAL EXPERTISE

We are pleased to offer a family run, independent estate agent service in Cumbria, offering property sale services without the premium charges of high street estate agents. We have a range of low fee options and could save you thousands in estate agency fees. Launched in 2011 First Choice Move has grown rapidly, largely due to recommendations and referrals from our many happy customers. Not only could we save you a fortune, but our customers also love our extended open hours, 7PM during the week and 5PM on Saturdays. We offer free valuations, provide great photography and a friendly team which is there to support and guide you from the initial marketing to completion of the sale of your property.

MORTGAGES

Need help finding the right mortgage for your needs? First Choice Move Mortgage Services are part of the Mortgage Advice Bureau network, one of the UK's largest award-winning mortgage brokers. We can search from a selection of over 90 different lenders with over 12,000 different mortgages, including exclusive deals only available through us, to find the right deal for you. Our advice will be specifically tailored to your needs and circumstances, which could be for a first-time buyer, home-mover, or for re-mortgaging or investing in property. Contact us on 01946 413001 to arrange a free consultation with one of our experienced and dedicated in house mortgage and protection advisers. You may have to pay an early repayment charge to your existing lender if you re-mortgage There may be a fee for mortgage advice. The actual amount you pay will depend upon your circumstances. The fee is up to 1% but a typical fee is 0.3% of the amount borrowed.

NOTE

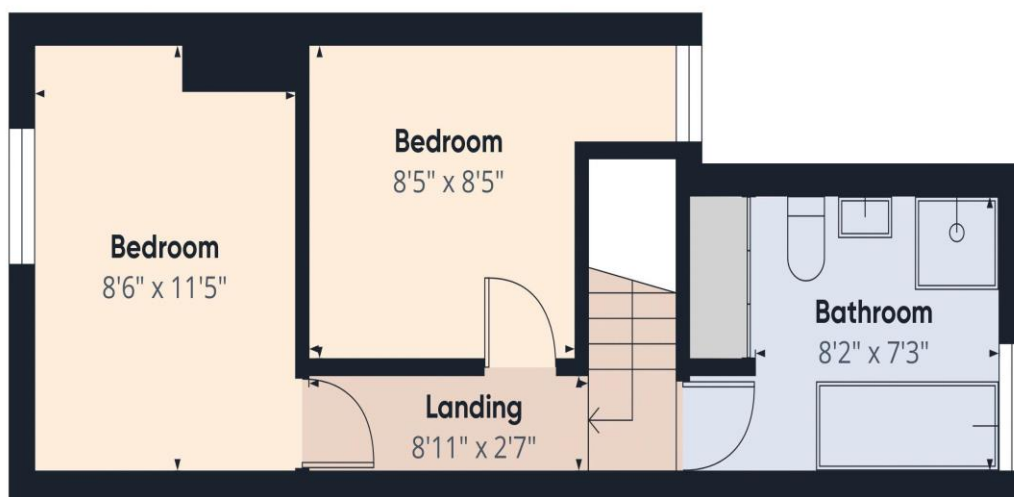
Please note that all measurements have been taken using a laser tape measure which may be subject to a small margin of error. Some photos may have been taken with a wide-angle camera lens. First Choice Move has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify 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



Floor 1



Approximate total area⁽¹⁾
580.51 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 were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

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