



A truly beautiful home, nestled in an attractive recently completed development

Finished to the highest of standards and meticulously maintained

Impressive, open plan kitchen & diner with integrated appliances and French doors

Stylish master ensuite, bathroom plus ground floor WC

Block paved drive and larger than average garage

Located in a semi rural area, surrounded by the Cumbria Countryside

Large lounge with bay window and double doors

Versatile second reception room, ideal home office or play room

Four spacious bedrooms, enjoying plenty of natural light

Pleasant garden, laid to lawn with a patio and securely fenced around

Nestled within an attractive recently completed development in a serene semi-rural setting surrounded by the captivating beauty of the Cumbria countryside, this stunning 4-bedroom detached house presents a rare opportunity to live in a truly beautiful home that exudes charm and elegance.

Meticulously maintained and finished to the highest of standards, this property offers a seamless blend of modern luxury and classic appeal. As you step inside, you are greeted by a sense of space and brightness, with the large lounge featuring a charming bay window and double doors that lead to the heart of the home - an impressive open-plan kitchen and diner. The kitchen boasts integrated appliances, a breakfast bar, and French doors that open out to the garden at the rear, allowing for effortless indoor-outdoor living and entertaining.

In addition to the inviting main living areas, the property also offers a versatile second reception room, ideal for use as a home office, playroom, or additional living space to suit your lifestyle. The stylish master ensuite, modern bathroom, and ground floor WC cater to the practical needs of a busy household, while the four spacious bedrooms benefit from abundant natural light, creating warm and inviting spaces to retreat to at the end of the day.

Outside, the property boasts a block-paved driveway and a larger-than-average garage with the added convenience of lighting and power points. The pleasant garden is laid to lawn with a patio area, perfect for al fresco dining or simply enjoying the tranquillity of the surroundings, all securely fenced for added privacy and peace of mind.

Situated in an enviable location, this property serves as the perfect base from which to explore the quieter Western Lakes and surrounding Fells, offering a haven for outdoor enthusiasts and nature lovers alike. For those seeking a change of scenery, the Cumbrian coastline is just a short drive away, providing endless opportunities for seaside strolls and scenic drives along the coast. The nearby towns of Whitehaven, Cleator Moor, and Egremont are all within a convenient 10-minute drive, offering a range of amenities, shops, and restaurants for your every-day needs. In summary, this meticulously designed and thoughtfully appointed property represents a rare opportunity to embrace a lifestyle of comfort, convenience, and natural beauty in a sought-after location. With its elegant interiors, versatile living spaces, and proximity to a wealth of outdoor attractions, this home is sure to captivate discerning buyers looking for a place to call their own in the heart of the enchanting Cumbria countryside.



SELLING WITH FIRST CHOICE MOVE

First Choice Move began in 2010 from humble beginnings—from a kitchen table in Egremont. Built on family values, hard work, and a passion for property, we have grown to become the largest estate agency in West Cumbria. As a family-run business, we believe in combining traditional estate agency values with the very latest marketing techniques to ensure every property gets maximum exposure. From high-quality photography, 3D tours, drone photography, videos and professional floorplans to online advertising and social media campaigns, we use a tailored approach to attract the right buyers. Our commitment to excellence has earned us multiple national, industry-recognised awards, a testament to our dedication to delivering outstanding service and results. We are more than just an estate agency—we're a trusted partner for buyers and sellers across West Cumbria, combining innovation with personal service to help you move with confidence.

MORTGAGES

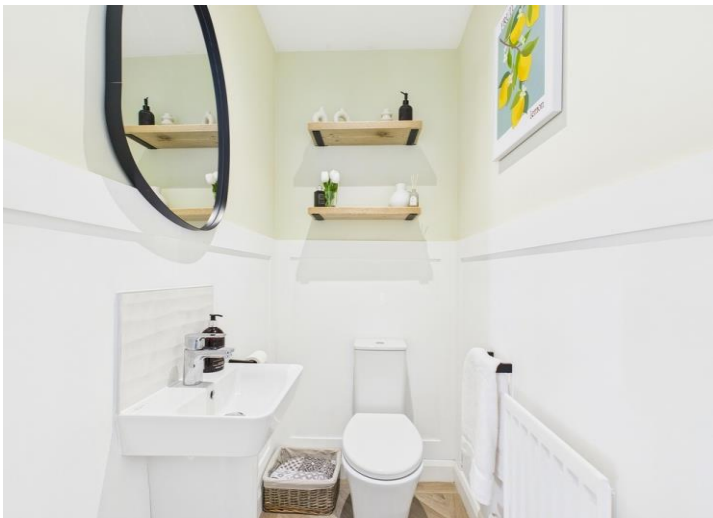
Need help finding the right mortgage for your needs? First Choice Move Mortgage Services are part of the Mortgage Advice Bureau network, one of the UK's largest award-winning mortgage brokers. We can search from a selection of over 90 different lenders with over 12,000 different mortgages, including 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 remortgaging 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.

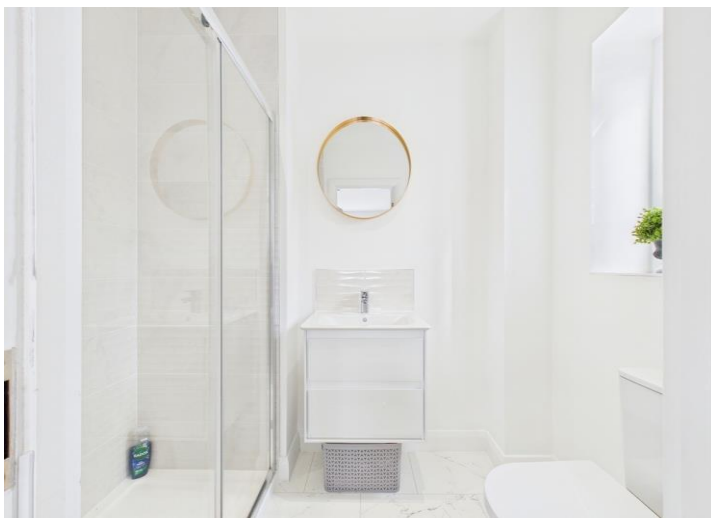
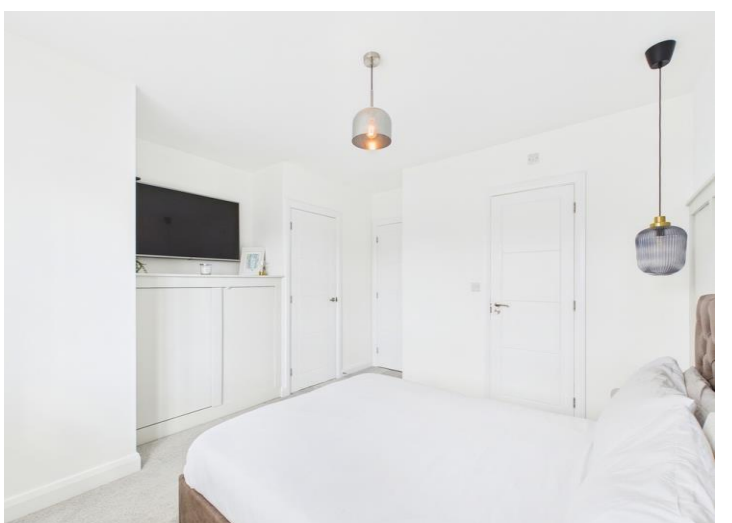
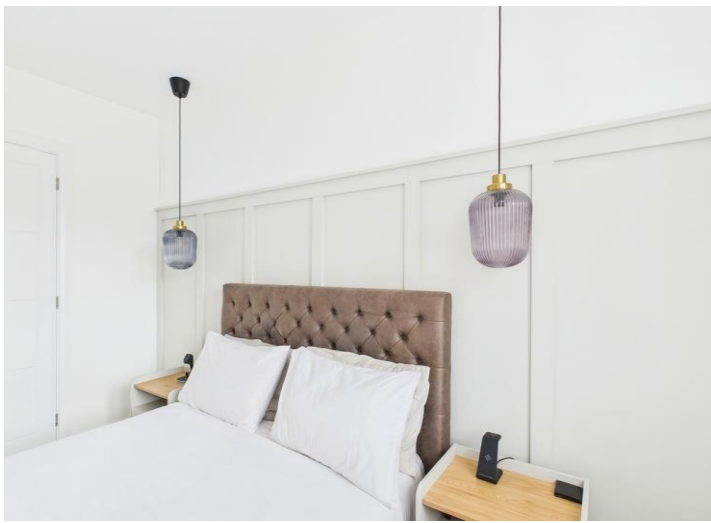
NOTE

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.







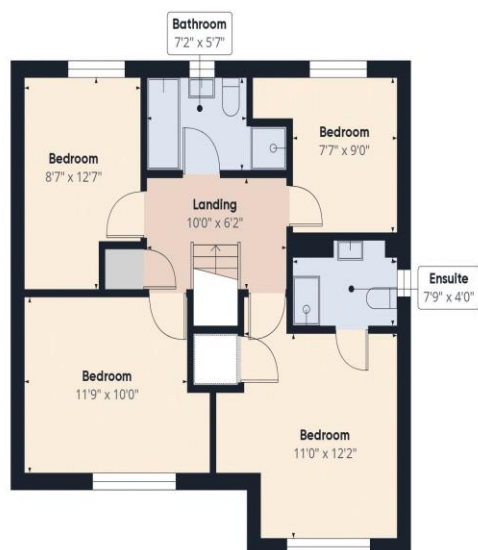








Ground Floor



Floor 1



Approximate total area[®]
1491.98 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.

GIRAFFE360