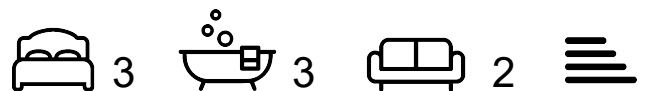




Denton Street

Carlisle, CA2 5HB

Guide Price £145,000



- Spacious End-of-Terrace House
- Three Generous Bedrooms
- Two Versatile Reception Rooms
- Shared Rear Yard
- Offered to the Market with No Onward Chain
- Great Potential to Modernise & Personalise
- Fitted Kitchen with Potential to Upgrade
- Downstairs Shower Room with Additional Shower Room & Bathroom on First Floor
- Popular Location in Denton Holme, Conveniently Located Close to Amenities
- EPC - Band D

Denton Street

Carlisle, CA2 5HB

Guide Price £145,000



Offered to the market with no onward chain, this spacious three-bedroom terraced property provides a great opportunity for modernisation and personalisation. The ground floor comprises a spacious living room as well as a versatile second reception room. The fitted kitchen has plenty of scope for the new owners to make it their own. The ground floor also features a practical shower room. The first floor offers three well-proportioned bedrooms, as well as an additional shower room & bathroom. The property benefits from recently fitted floor coverings on the stairs and in the dining kitchen. Externally, the property benefits from use of a shared yard. Conveniently located within the popular Denton Holme area, the property would make an ideal purchase for those looking for a project. Viewing is advised to truly appreciate the space this property has to offer. Contact Hunters today to arrange your private viewing.

Utilities, Services & Ratings:

Gas Central Heating and Double Glazing Throughout.

EPC - D and Council Tax Band - B.

Denton Holme is a popular and vibrant urban village located just a short walk from Carlisle city centre, offering a unique blend of community spirit and convenient city living. The area is well-served with a variety of local amenities including independent shops, convenience stores, cafés, takeaways, florists, and entertainment venues, alongside a reputable primary school that adds to its family-friendly appeal. Residents enjoy easy access to picturesque riverside and woodland walks along the River Caldew, providing a welcome retreat into nature. Excellent transport connections make Denton Holme highly accessible, with the City Bypass reachable via Dalston Road or Wigton Road in under 10 minutes and the M6 motorway around 15 minutes away, making it an ideal location for commuters. With its mix of local character, community amenities, and proximity to the heart of Carlisle, Denton Holme continues to be a sought-after area for a diverse range of residents.

GROUND FLOOR:

ENTRANCE HALLWAY

Entrance door from the front, internal door to the living room, and stairs to the first floor landing.

LIVING ROOM

Double glazed window to the front aspect, fireplace with gas fire, radiator, storage cupboard and internal door to the kitchen.

DINING KITCHEN

Fitted kitchen comprising a range of base and wall units with worksurfaces. Integrated oven, hob and extractor unit. Space for appliances such as washing machine, sink with mixer tap and draining board, internal doors to living room and rear hall. Double glazed window to rear aspect, radiator and built in corner storage unit.

REAR HALL

Internal doors to kitchen, shower room, dining room and built in storage cupboard. External door to shared rear yard.

SHOWER ROOM

Three piece suite comprising a WC, wall hung basin and a shower with overhead shower unit. Part-tiled walls, and a double glazed window to rear aspect.

DINING ROOM

Double glazed window to the side aspect, radiator, and internal doors to rear hall, side entrance vestibule and storage cupboard. Fitted base units with sink and space for appliances.

FIRST FLOOR:

LANDING

Stairs up from the ground floor entrance hallway, internal doors to three bedrooms, shower room and bathroom. Double glazed window to the rear and a radiator.

BEDROOM ONE

Double glazed window to the side aspect, radiator, built-in storage cupboard, walk-in storage cupboard, and a pedestal wash basin.

BEDROOM TWO

Double glazed window to the front aspect, radiator, built-in wardrobe, and a built-in storage cupboard.

BEDROOM THREE

Double glazed window to the front aspect, radiator, built-in storage cupboard.

SHOWER ROOM

Three piece suite comprising a WC, vanity unit with inset wash basin, and an enclosed shower unit, chrome towel radiator, and a double glazed window to side aspect.

BATHROOM

Three piece suite comprising a WC, vanity unit with inset wash basin, and a bath benefitting a mains shower unit, chrome towel radiator, and double glazed window to side aspect.

EXTERNAL:

To the rear of the property is a shared yard, with on-street parking to the front of the property.

WHAT3WORDS:

For the location of this property, please visit the What3Words App and enter - [///wage.bind.stay](https://www.what3words.com/#!/wage.bind.stay)

AML DISCLOSURE:

Agents are required by law to conduct Anti-Money Laundering checks on all those buying a property. Hunters charge £40 (including VAT) for an AML check per buyer. This is a non-refundable fee. The charges cover the cost of obtaining relevant data, any manual checks that are required, and ongoing monitoring. This fee is payable in advance prior to the issuing of a memorandum of sale on the property you are seeking to buy.

AGENT'S NOTE:

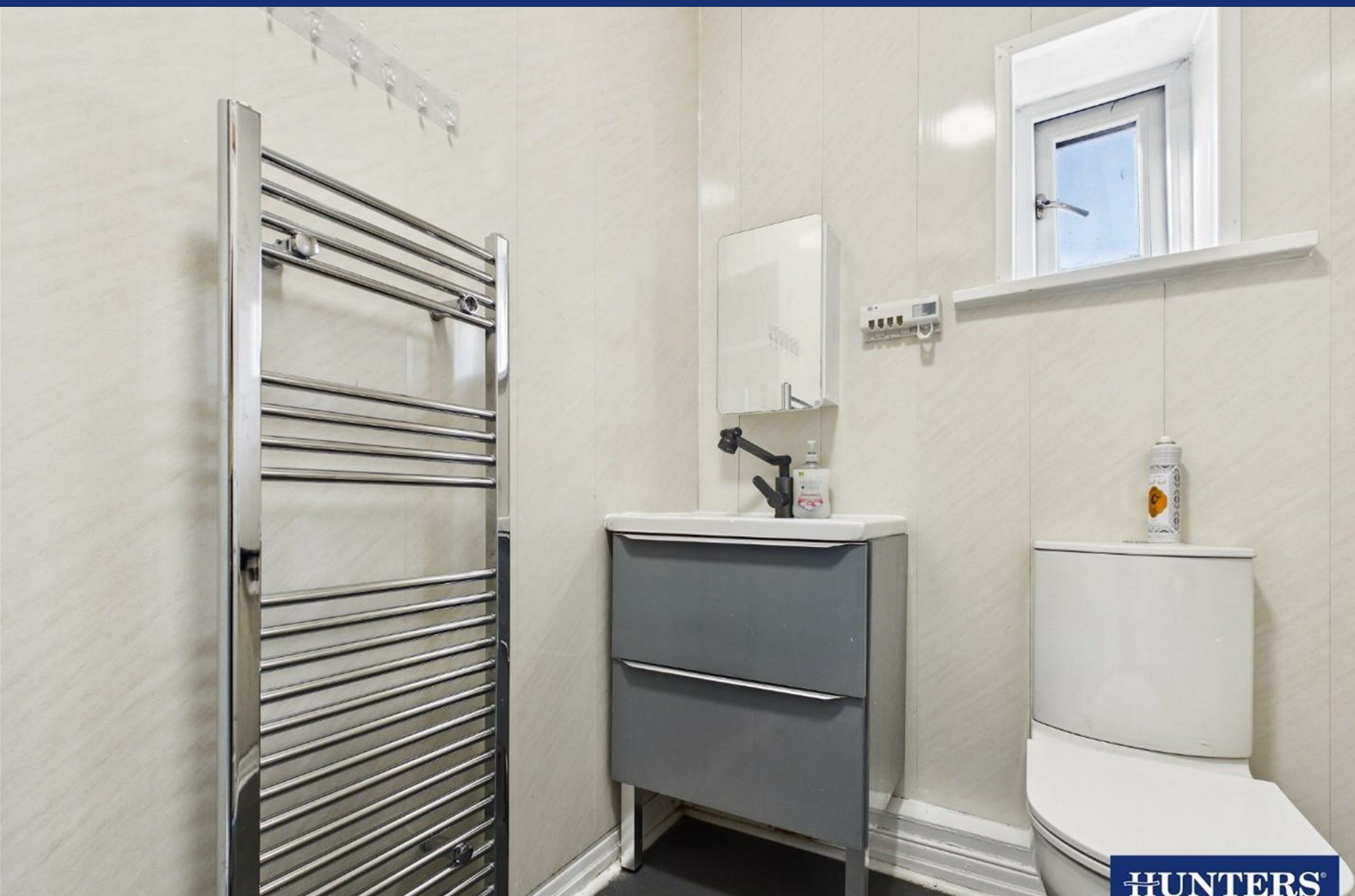
Please note this property has a flying freehold and a shared rear garden. Please contact the office for further details.

To the first floor of 159 Denton Street, the bedroom three, shower room and bathroom are positioned above the neighbouring commercial premises.

Floorplan







Energy Efficiency Graph

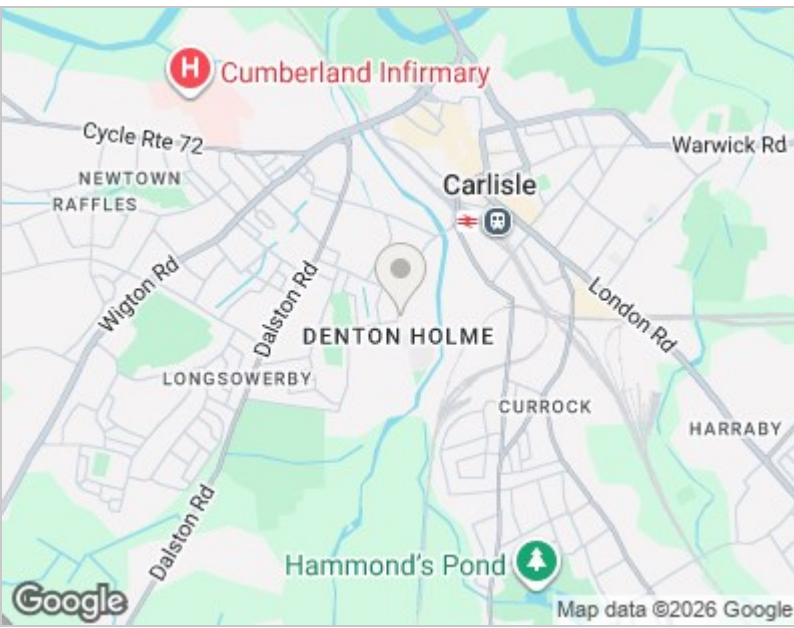
Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC 	

Viewing

Please contact our Hunters Carlisle Office on 01228 584249 if you wish to arrange a viewing appointment for this property or require further information.

Road Map



Hybrid Map





These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

56 Warwick Road, Carlisle, Cumbria, CA1 1DR
Tel: 01228 584249 Email: centralhub@hunters.com
<https://www.hunters.com>

