



Kestrel House | Newby | Penrith | CA10 3EX

Guide Price £599,000



**DAVID BRITTON**  
ESTATES



## Key Features

- 4/5 bedroom New Build Home
- Detached with private driveway and large garden
- Approx 1750 sq.ft of living accommodation
- Integrated Garage
- Completed to luxurious specification
- Large open plan living/dining kitchen
- Snug/bedroom 5
- 4 first floor bedrooms and 2 bathrooms
- Desirable Eden Valley village location
- 10 yr Builders warranty

## Summary

### IMPRESSIVE 1750 SQFT 4/5 BEDROOM DETACHED HOUSE WITH GARAGE!

Stunning architect designed 4/5 bedroom home sitting within an exclusive development on the edge of the pretty Eden Valley village of Newby.





## Floor plans



Internal floor space: 163m<sup>2</sup>  
(excl. Garage and plant room)

COUNCIL TAX BAND - WestmorlandNew Build

### DISCLAIMER

These particulars, whilst believed to be accurate are set out as a general guideline and do not constitute any part of an offer or contract. Intending Purchasers should not rely on them as statements of representation of fact but must satisfy themselves by inspection or otherwise as to their accuracy. The services, systems, and appliances shown may not have been tested and has no guarantee as to their operability or efficiency can be given. All floor plans are created as a guide to the lay out of the property and should not be considered as a true depiction of any property and constitutes no part of a legal contract.



Unit 3 Mason Court Gillan Way, Penrith 40 Business Park  
Penrith  
Cumbria  
CA11 9GR  
01768881111  
Sales@brittonestates.co.uk  
www.brittonestates.co.uk