



2 Norwood Drive, Cockermouth, CA13 9EP

Guide Price **£285,000**

PFK

2 Norwood Drive

The Property:

Step inside this charming two bedroom detached bungalow, where comfort meets convenience in every corner. The bright and airy living room welcomes you with a feature fireplace, perfect for cosy evenings in. The kitchen is equipped with integrated appliances and enjoys direct access to the garden, making alfresco dining a breeze. The spacious dining area is ideal for family meals or entertaining friends, while the conservatory offers tranquil views of the garden and a sunlit spot to unwind. Both bedrooms are spacious doubles, with the main bedroom benefiting from an ensuite bathroom for added privacy, and the second bedroom has built in wardrobes. Every detail has been thoughtfully considered, creating a home that is both practical and inviting.

Outside, the property continues to impress with a beautifully maintained front garden, framed by a mature hedge for privacy and kerb appeal. The generous rear garden is a true highlight, featuring a lush lawn, established trees, vibrant perennials, and a decked area perfect for summer barbeques or morning coffees. A wooden shed provides extra storage, while the detached garage and driveway offer parking for two cars. This delightful bungalow is sure to attract plenty of interest, so early viewing is highly recommended to avoid disappointment.





2 Norwood Drive

Location & Directions:

Situated just out of the town centre of the popular market town of Cockermouth, with all of its major shops and services, including highly rated local primary and secondary schools, doctors, dental surgeries and leisure centre. Close to the town's Harris Park offering riverside walks, and with easy access to the A66 for the west coast employment centres and western Lake District.

Directions

The property can be found under postcode CA13 9EP



- Extended two bed detached bungalow
- Two reception rooms and sun room
- Ensuite and main bathroom
- Spacious plot on popular estate
- No onward chain
- EPC rating D
- Council Tax: Band C
- Tenure: Freehold

ACCOMMODATION

Entry

3' 11" x 3' 1" (1.20m x 0.94m)

Accessed via UPVC door with double glazed inserts, wooden and glazed internal door giving access to hallway.

Hallway

13' 7" x 4' 11" (4.13m x 1.50m)

Loft access via hatch, plate display shelves, storage cupboard.

Living Room

15' 7" x 11' 2" (4.76m x 3.41m)

Front aspect room with decorative coving, gas fire in granite hearth, points for TV, telephone and broadband.

Kitchen

12' 2" x 10' 10" (3.70m x 3.29m)

Rear aspect room with UPVC door and double glazed inserts leading to the garden. Comprising a range of base and wall units in a light wood finish with complementary granite effect countertop and tiled splashback. Four burner countertop mounted gas hob with separate electric oven and grill, plumbing for undercounter washing machine and dishwasher, integrated fridge and freezer, built in storage cupboard, laminate flooring.

Dining Room

12' 6" x 10' 10" (3.82m x 3.29m)

Rear aspect room with wooden and glazed double doors leading to the sunroom. Space for an 8 person dining table.

Sunroom

10' 10" x 8' 9" (3.29m x 2.66m)

Triple aspect room with UPVC door leading to garden, wall mounted light.



Bedroom 1

15' 9" x 8' 9" (4.79m x 2.67m)

Front aspect large double bedroom with decorative coving.

Ensuite Bathroom

5' 1" x 8' 4" (1.56m x 2.54m)

Rear aspect room comprising three piece suite; bath with hand held shower attachment, WC, wash hand basin and tiled walls.

Bedroom 2

10' 11" x 10' 4" (3.34m x 3.16m)

Front aspect double bedroom with fitted wardrobes.

Shower Room

6' 7" x 5' 3" (2.01m x 1.60m)

Rear aspect room comprising three piece suite with corner shower cubicle and electric shower, WC and wash hand basin with built in storage and tiled walls.





EXTERNALLY

Front Garden

Lawned front garden with mature hedge border.

Rear Garden

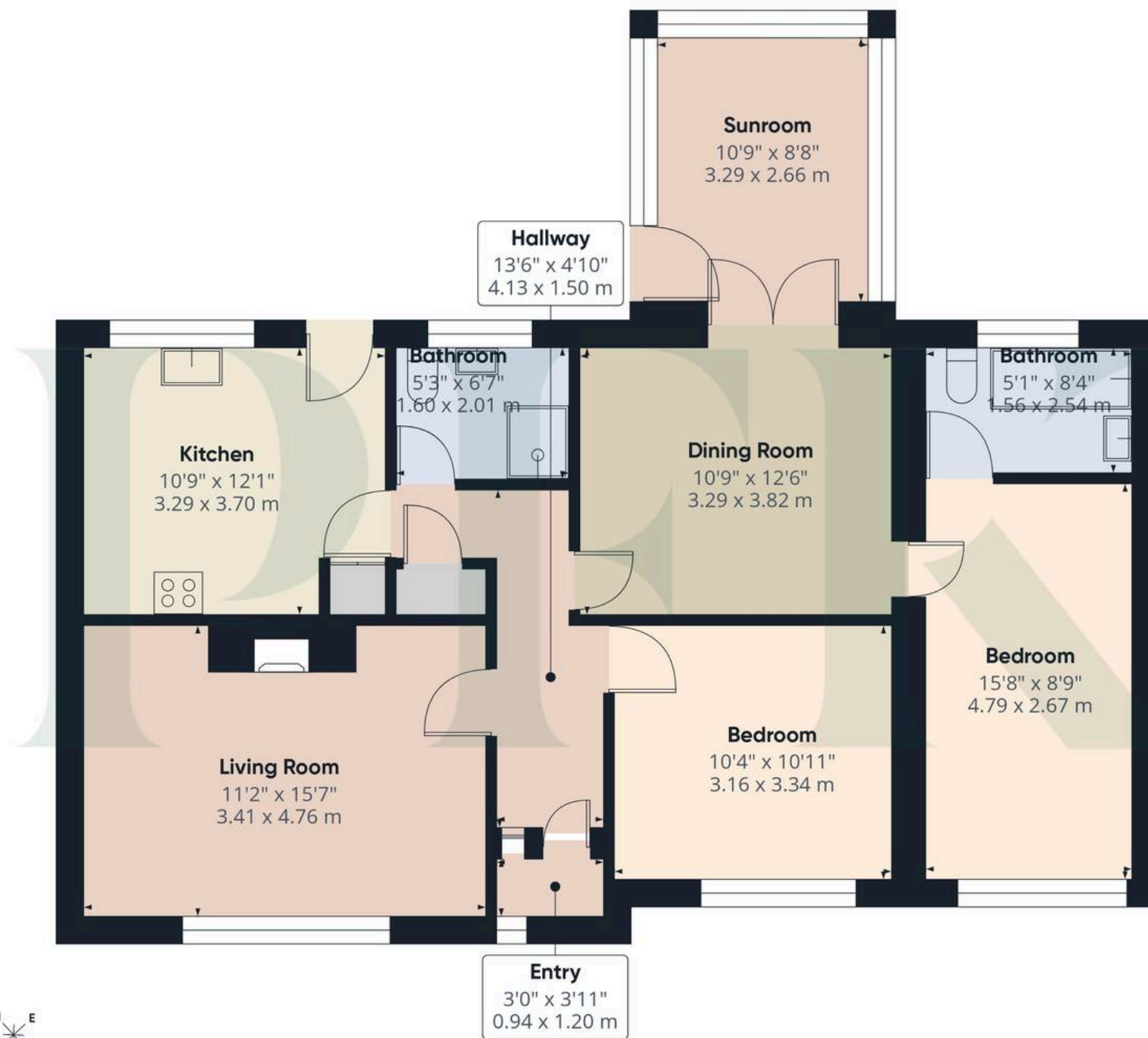
A spacious private rear garden with lawn and patio areas, wooden shed, mature trees, shrubbery and perennials.

Driveway

2 Parking Spaces

Driveway parking for two cars.





Approximate total area⁽¹⁾

959 ft²

89.1 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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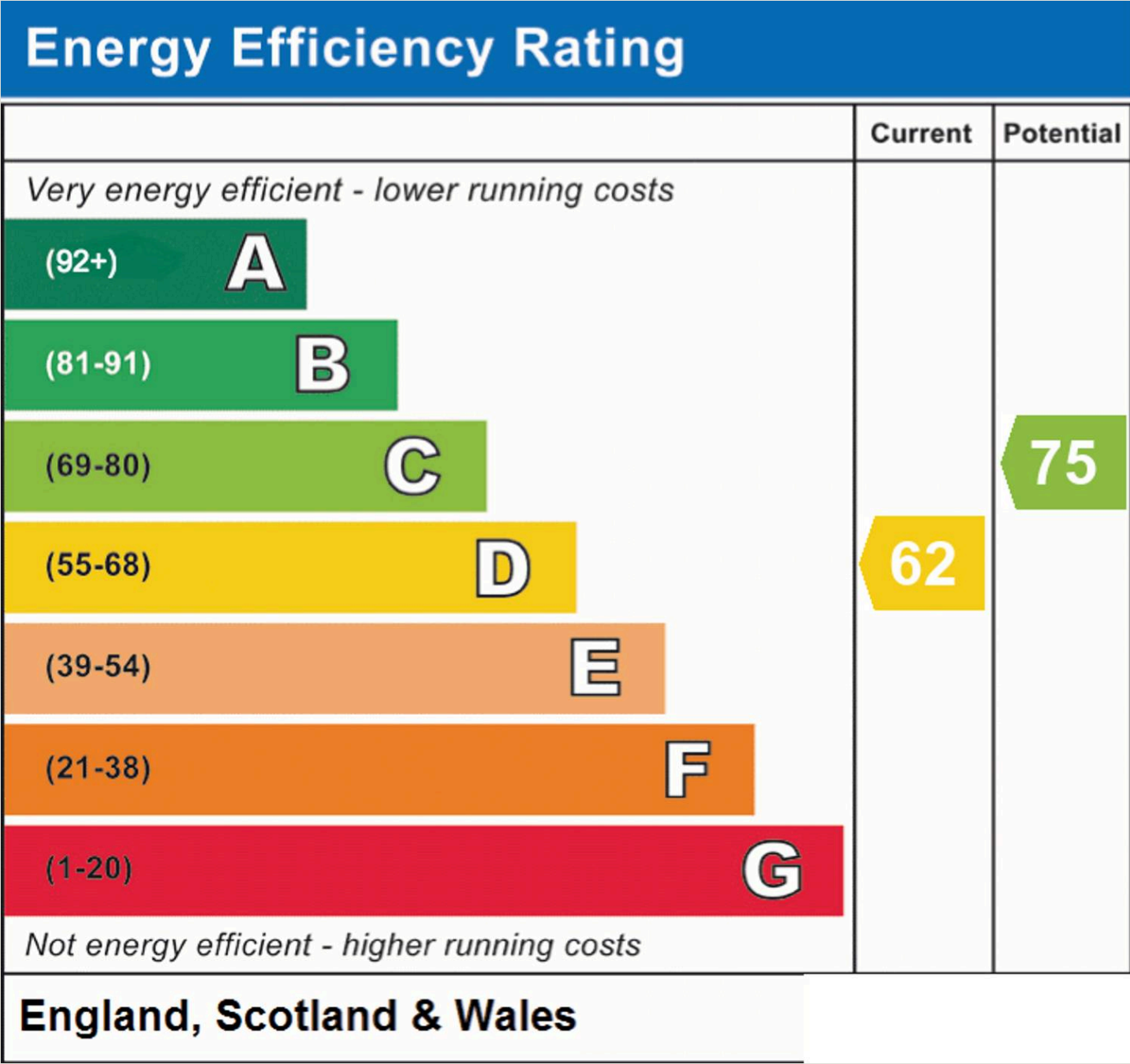
ADDITIONAL INFORMATION

Services

Mains gas, electricity, water & drainage. gas central heating and double glazing installed throughout. Please note: measurements are approximate so may reflect the maximum dimensions and the mention of any appliances/services within these particulars does not imply that they are in full and efficient working order.

Referral Fee Disclosure

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