

Cartmel

£270,000

Well House Farm Barn, Cartmel, Grange-over-Sands, Cumbria, LA11 6PN

Nestled in the picturesque village of Cartmel, this Mid Terraced Barn offers an exceptional opportunity to craft your dream home. With planning permission already secured, this super Barn will provide an Entrance Hall, Cloakroom, Living Room, Dining Kitchen to the Ground Floor; 3 Bedrooms, including a Master Suite with an En-Suite to the First Floor. Imagine waking up to the tranquil sounds of village life, with views towards Hampsfell from your newly designed living space and perfect for those who appreciate character and charm in their home.

The barn's exterior retains its traditional allure, while the interior awaits your creative touch. The Living area can be tailored to your taste, and envision a Dining Kitchen that blends traditional elements with contemporary design, sleek cabinetry and state-of-the-art appliances, ideal for both everyday living and entertaining guests.

Outside, the property boasts Parking and a delightful Garden space, ideal for enjoying sunny afternoon

3 | 2 | 1

TBC | *Off road Parking*

Quick Overview

Mid Terraced Barn

Services Nearby

Within Cartmel Conservation Area

Garden

Parking

Popular Village Location

Property Reference: G3045









Location: Located in the heart of Cartmel, you'll be part of a vibrant community known for its charming streets, historic priory, and renowned eateries including L'Enclume, Rogans and of course sticky toffee pudding! With easy access to local amenities and the stunning Lake District National Park, this barn conversion presents a rare opportunity to enjoy the best of both village and country life. Don't miss the chance to create a bespoke home in this sought-after location. Contact us today to explore the potential of this unique property and start your journey towards a new chapter in Cartmel.

Within an easy commute and the delights and attractions of the inner Lake District - the foot of Lake Windermere a mere 20 minutes by car and a similar distance from Junction 36 of the M6 motorway, this Barn is conveniently located.

Upon reaching Cartmel Village keeping the secondary school on the left, take the first right and then bear left into Cartmel Lodge Park. Keep to the right and Well House Farm Barn is on your right.

What3words - https://what3words.com/indicates.clothed.pint

Description: A super opportunity (indeed quite a rare find) for the individual searching for somewhere to build their own bespoke 'grand design' or developer looking for their next project.

Full Planning permission SL/2012/0591 has been granted for conversion of this Mid Terrace Barn - full details available on the Westmorland and Furness Council website.

Please note that the planning was for the conversion of a barn and shippon. The shippon was converted in 2013 and therefore the Planning is extant and therefore no reapplication is required. Planning condition (1) has been complied with. (The development hereby permitted shall begin no later than 3 years from the date of this decision which was the 15th October 2012).

The access road was tarmacked, the Parking places created and Gardens laid around 2014. The concrete block between the adjacent property Lowdene and the Barn was completed in 2013. The old WC and showers were removed from the Barn as per plans and an exterior WC has also been removed.

Tenure: Freehold (Vacant possession upon completion).

Services: Gas, electric, water, drainage and telecoms are all located nearby.

Energy Performance Certificate: Please note: this property is exempt from needing an EPC

Note: This property is located within Cartmel Conservation Area.

Plans: Copies of the plans are available from the Grange Office.

Viewings: Strictly by appointment with Hackney & Leigh.

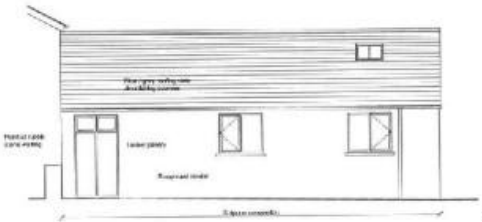
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EAST ELEVATION TO FORD ROAD.



PART WEST ELEVATION.



PART NORTH ELEVATION.

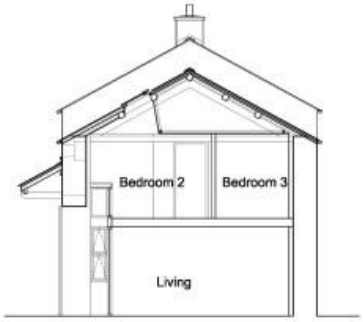








UPPER LEVEL LAYOUT



SECTION A-A



SECTION B-B



OnTheMarket.com rightmove
www.hackney-leigh.co.uk

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