



**Currock Park Avenue
Carlisle, CA2 4DJ**

£165,000

Gao
GetAnOffer



MAIN FEATURES:

- Spacious Semi Detached House
- Fitted Kitchen
- Lounge/Diner
- Three Bedrooms & Family Bathroom/WC
- Good Size Rear Garden
- Off Road Parking
- Landlords Only - Paying Tenant in Situ

An excellent opportunity to acquire this spacious three-bedroom semi-detached home on the ever-popular Park Avenue in Currock, offered for sale with a tenant in situ, making it an ideal addition to any investment portfolio. The accommodation comprises a welcoming entrance hall, a bright and spacious lounge/diner, a fitted kitchen, three well-proportioned bedrooms and a family bathroom/WC. Outside, the property benefits from a good-sized enclosed rear garden, providing an attractive outdoor space for tenants and enhancing its long-term rental appeal. Currock is a well-established residential area to the west of Carlisle, popular with families and professionals alike.

The property is conveniently located close to a range of local amenities, including supermarkets, schools, healthcare facilities and leisure amenities. Excellent transport links provide easy access to Carlisle city centre, Carlisle Railway Station and the M6 motorway, making commuting straightforward. Nearby parks and green spaces further add to the area's appeal, helping to attract and retain quality tenants. Offered exclusively to landlords with the benefit of a sitting tenant, this is a ready-made investment generating immediate rental income. Combining generous accommodation, a desirable location and excellent investment potential, early viewing is highly recommended.

MEET THE TEAM



Tom Cranenburgh



Lewis Foster



Ruby Richards



Ray Aguirre

We are here to help with any questions or information you need.

Are you looking for a solicitor or mortgage?
We can help arrange an appointment - Get in touch.



We have prepared these property particulars as a general, broad guide of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon. Lease details, service charges and ground rent (where applicable) and council tax etc are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts.

www.getanoffer.co.uk

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		74 C
55-68	D	68 D	
39-54	E		
21-38	F		
1-20	G		

Viewings: By appointment.

For further information contact us:

T: 01903 331031 / 0800 033 7 943

E: info@getanoffer.co.uk

We're Open:

8am – 8pm 7 days a week

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