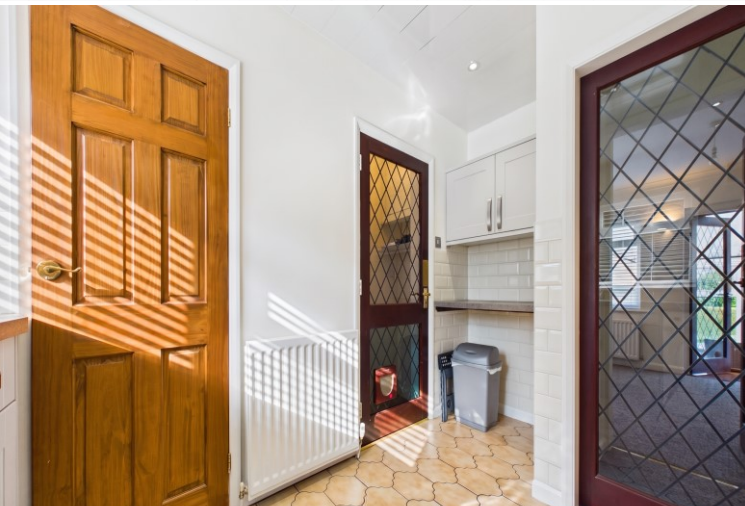




WATERHOUSE
ESTATE AGENTS
Local, Professional Property Services

106 Helmside Road - Oxenholme





Features

- Immaculately presented two-bedroom detached bungalow in Oxenholme
- Offered With No Onward Chain
- Generous living/dining room with dual-aspect windows and a separate sun room
- Extensive recent improvements including a new gas boiler and fuseboard installed in 2025, replacement windows, external doors and garage door, re-rendered exterior, new lighting throughout and new car
- Modern, low-maintenance wet room

An immaculately presented two-bedroom detached bungalow in Oxenholme, offered with no onward chain. Bright, well-proportioned accommodation, beautifully maintained throughout, with attractive enclosed gardens and detached garage. The property is entered via a bright entrance hallway with modern décor, useful storage and loft access. The well-equipped kitchen features dove grey wall and base units, contrasting worktops, space for appliances and a useful pantry cupboard. A practical side porch provides access to the driveway and houses the boiler cupboard. To the rear, the spacious living and dining room enjoys excellent natural light, dual-aspect windows and

an attractive stone-surround fireplace, with French doors leading into the delightful sun room and onward to the enclosed rear garden. There are two generous double bedrooms, with the rear bedroom enjoying garden views and two double built-in wardrobes, while the front bedroom overlooks the gardens. The modern wet room is fitted with a mains-fed shower, WC, wash basin and heated towel rail, with a frosted window providing privacy and natural light. Externally, a recently tarmacked driveway provides ample parking alongside a well-maintained front lawn. The enclosed rear garden offers a private and peaceful setting, with a useful shed, new fencing

and established hedging. A detached garage with power and lighting provides excellent additional storage or workshop space. Oxenholme is a sought-after location on the outskirts of Kendal, offering an attractive combination of countryside surroundings and excellent connectivity. The nearby Oxenholme Lake District railway station provides direct services to major destinations including London, Manchester and Glasgow, while Kendal's extensive range of shops, schools, leisure facilities and amenities is just a short distance away. The area also offers easy access to the M6 and the stunning landscapes of the Lake District.



Entrance Hallway - A bright and welcoming entrance hallway with modern décor, featuring practical tiled flooring as you step into the property, before continuing into carpeted flooring. There is a generous area to comfortably remove shoes and outerwear, with a useful storage cupboard ideal for coats and shoes. The hallway also provides access to the loft hatch, with natural light creating a fresh and airy feel.

Kitchen - The kitchen is fitted with dove grey wall and base units complemented by contrasting worktops. There is space for an under-counter fridge or freezer, an electric freestanding cooker, washing machine and slimline dishwasher. A window above the sink provides natural light, while the white brick-effect tiled splashback adds a fresh finish. A useful pantry cupboard provides additional storage.

Pantry - A useful pantry cupboard accessed directly from the kitchen, offering excellent additional storage with plenty of shelving and a fitted light.

Porch - A practical side porch providing a convenient private entrance to the home, with a door leading directly onto the driveway. The porch flows through to the kitchen and also houses the boiler cupboard.

Living/Dining Room - A large, bright and versatile living and dining room positioned at the rear of the property, featuring dual-aspect windows and doors opening directly into the adjoining sun room. A characterful feature fireplace with an attractive stone surround creates an inviting focal point, while the generous proportions and abundance of natural light make this a perfect space for both relaxing and entertaining.





Sunroom - A fantastic addition to the home, the sun room is accessed from the living/dining room and provides the perfect space to relax and enjoy the surrounding gardens. French doors open directly onto the garden, creating a lovely connection between the indoor and outdoor spaces.

Bedroom One - A spacious double bedroom enjoying pleasant views over the rear garden, with excellent natural light and ample space for furnishings. The room benefits from two double built-in wardrobes, providing an abundance of useful storage.

Bedroom Two - Another generous double bedroom positioned at the front of the property, overlooking the front gardens. Located conveniently adjacent to the shower room, this lovely room would make an ideal guest bedroom.

Shower Room - A well-presented, low-maintenance wet room featuring a mains-fed shower, WC and wash basin. The room is complemented by a heated towel rail and frosted glass window, providing privacy while allowing plenty of natural light.

Externally - Externally, the property is approached via a recently tarmaced driveway providing ample off-road parking, with a well-maintained lawned area to the front. To the rear, there is a lovely enclosed garden offering a private and peaceful feel, with access into the sun room and plenty of space to enjoy the outdoors. The garden also benefits from a useful shed, new fencing to one side and established hedging providing additional privacy. A detached garage further enhances the property's excellent outdoor space.

Garage - A detached garage with an up-and-over door, power and lighting. The garage also benefits from a window and separate side door, providing excellent additional storage space or the ideal area for use as a workshop.



Useful information

Property built - 1960's.

Tenure - Freehold.

Council tax band - C (Westmorland and Furness Council).

Heating - Gas boiler - installed 2025.

New fuseboard 2025.

Drainage - Mains.

Windows and External doors have been replaced with a new garage door.

Property has been re-dashed.

New lighting and carpets throughout.

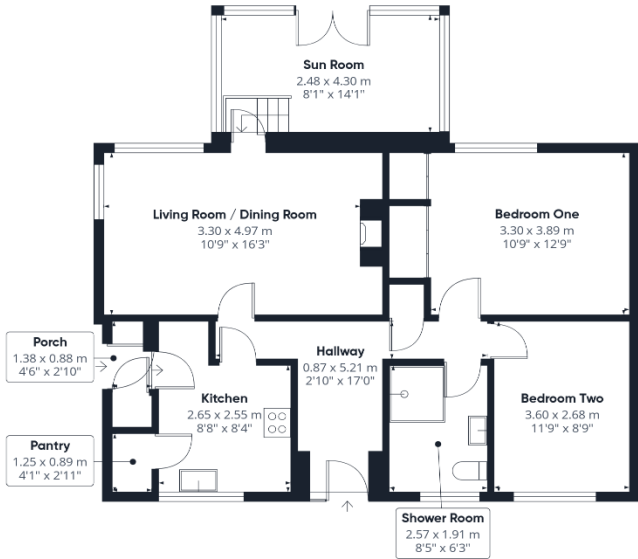
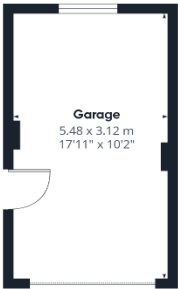
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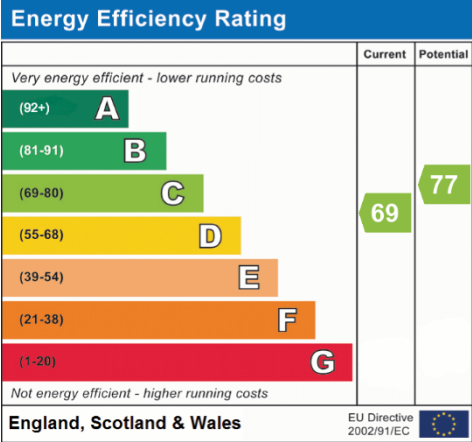


Approximate total area⁽¹⁾
95.2 m²
1025 ft²

(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.

GIRAFFE360



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