



11 BAINBRIDGE ROAD

SEDBERGH, LA10 5AU

£370,000

FREEHOLD

11 Bainbridge Road is an attractive Victorian stone built terrace property situated in this highly desirable residential area. The property comprises of 3 reception rooms, kitchen with dining space, large lounge with wood burning stove and utility to the rear. There are 4 double bedrooms, family bathroom and a South facing rear garden. The 2nd floor benefits from stunning panoramic views of the surrounding fells. The property is fully double-glazed with gas central heating. An excellent opportunity to acquire a spacious family home in a sought after area.





Total floor area: 166.3 sq.m.

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

EPC Rating: D Council Tax Band: C

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	61	71
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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