



50 Wordsworth Street, Penrith, CA11 7QY

Guide price £385,000



50 Wordsworth Street

Penrith, CA11 7QY

- Characterful four-bedroom terraced home in the Penrith New Streets Conservation Area
- Striking red sandstone façade with Gothic-arched doorway and stained-glass fanlight
- Spacious kitchen diner with adjoining conservatory/utility
- Principal bedroom plus three further bedrooms
- Cellar/store room providing excellent additional storage
- Approx. 173 sq m / 1,860 sq ft of accommodation over four floors
- Bright lounge with feature wall and wood-burning stove
- Separate dining room and dedicated study
- Private, well-established rear garden with sandstone walling and patio
- Ground-floor WC and family bathrooms

A characterful four-bedroom red sandstone terraced house on Wordsworth Street, Penrith, set within the sought-after Penrith New Streets Conservation Area. Arranged over four floors with a gross internal area of approximately 173 sq m / 1,860 sq ft, the property retains lovely period features — Gothic-arched stone doorway, stained-glass effect fanlight, decorative eaves and tall sash windows — combined with bright, well-proportioned family accommodation, a private rear garden, and a useful cellar for storage.

Directions

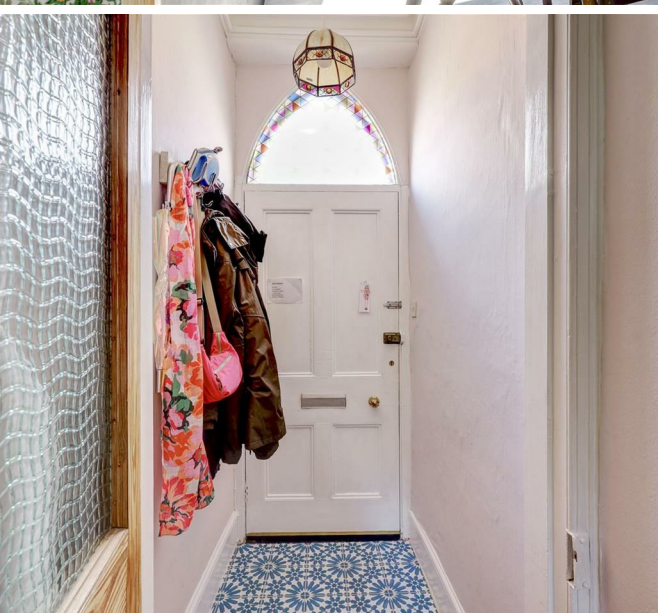
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LOWER FLOOR

Approx. 53 sq m / 572 sq ft. The heart of the home — a fantastic kitchen diner (4.41m x 4.43m) with a generous central island, Italian porcelain sink, painted country-style cabinetry and warm tiled flooring, perfect for cooking, entertaining and everyday family life, with a stable-style door opening straight out to the garden. Alongside sits a handy conservatory/utility room (2.46m x 2.48m) for all the laundry and boot-room clutter, plus a brilliant cellar/store (3.30m x 3.85m) offering scope for a wine store, gym, or serious storage, and a separate WC for convenience with a macerator toilet. The cellar is located behind a bespoke hidden cabinet doorway and has original sandstone flags and Cumbrian sconce. The dining room offers ample space for family gatherings and has a boiler concealed in the cupboard of the blackboard wall. In the understairs storage cupboard there is a water cylinder.

Kitchen Diner	14'5" x 14'6" (4.41 x 4.43)
Dining Room	7'3" x 10'5" (2.23 x 3.20)
Cellar/Store	10'9" x 12'7" (3.30 x 3.85)
W.C	
Conservatory/Utility	8'0" x 8'1" (2.46 x 2.48)



GROUND FLOOR

Approx. 52 sq m / 555 sq ft. Step through the striking Gothic-arched front door into an entrance porch which has porcelain Moroccan tiles and into welcoming hallway, its stained-glass effect fanlight scattering colour across pretty patterned tiles. The lounge (3.68m x 4.45m) is a real showstopper — a bold feature wall, crackling wood-burning stove with a handsome, bespoke mantle piece and tall sash window make this a room to curl up in. A dedicated study (2.29m x 3.26m) sits to the rear with locally handmade, bespoke fitted desk, ideal for working from home, while bedroom 2 has striking features including a working fireplace with original Victorian tiles and cast iron surround (3.52m x 3.79m) completing this floor, offering handy flexibility as a ground-floor bedroom or snug.

Lounge 12'0" x 14'7" (3.68 x 4.45)

Study 7'6" x 10'8" (2.29 x 3.26)

Bedroom Two 11'6" x 12'5" (3.52 x 3.79)

Hallway/Landing 3'1" x 12'5" (0.95 x 3.79)

Porch

FIRST FLOOR

Approx. 39 sq m / 419 sq ft. A peaceful retreat, with the principal bedroom (4.56m x 3.90m) offering a lovely light-filled space to relax, served by a smart family bathroom (2.71m x 3.57m). The half-landing, filled with light from the stairwell window, is a charming spot the current owners have turned into a family photo gallery. There is an understairs cupboard currently used as a wardrobe.

Principal Bedroom 14'11" x 12'9" (4.56 x 3.90)

Landing 5'9" x 11'9" (1.77 x 3.59)

Bathroom 8'10" x 11'8" (2.71 x 3.57)

SECOND FLOOR

Approx. 29 sq m / 314 sq ft. Tucked under the eaves, two further bedrooms make a great kids' zone or guest space — bedroom 3 has stunning views of Blencathra (4.62m x 2.90m) and bedroom 4 has stunning views of Lowther castle (4.49m x 2.54m) — both full of character, with some cosy sloped-ceiling areas where head height dips below 1.5m.

Bedroom Three 15'1" x 9'6" (4.62 x 2.90)

Bedroom Four 14'8" x 8'3" (4.49 x 2.54)



Outside

To the rear, the house opens onto a private, well-established garden enclosed by traditional sandstone walling — a real sun-trap with a paved and gravel patio area, a pergola-style arch, and mature planting including shrubs, climbers and potted specimens, creating a leafy, sheltered outdoor space. The property benefits from a lean-to/conservatory-utility area at the rear connecting kitchen to garden. To the front, a neat box-hedged front garden sits behind ornamental cast-iron railings and a sandstone boundary wall, with twin Gothic-arched doorways giving the terrace real street presence. There is access to an alleyway between numbers 52 & 53 for wheelie bins etc.

Services / Additional Information

Mains electricity, water, drainage and gas. Parking requires permits, of which two can be applied for by the local council. Full roof replacement in 2014.

Location

50 Wordsworth Street sits within the Penrith New Streets Conservation Area, designated in 1992. This is a residential pocket to the north-east of Penrith town centre, where the streets climb towards Beacon Edge. The area is characterised by 19th and 20th century housing ranging from tightly knit terraces to larger semi-detached and detached villas, mostly built of red sandstone under pitched natural slate roofs, with elegant architectural detailing such as arched doorways, bay windows, stone mullions and decorative eaves. It's a short, level walk into Penrith town centre for shops, cafés and the mainline railway station (West Coast Main Line, with links to Carlisle, Lancaster and beyond), and within easy reach of the M6 and the Lake District and Eden Valley countryside.

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Anti-Money Laundering (AML) Checks;

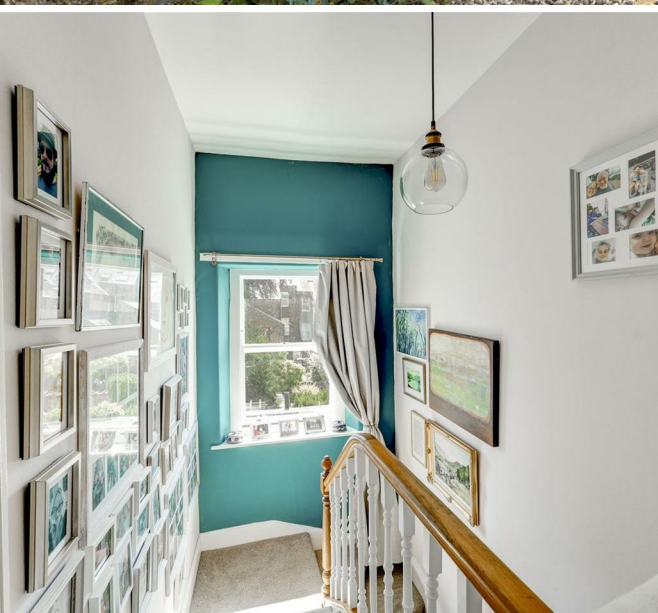
When your offer is accepted, we're legally required to verify your identity.

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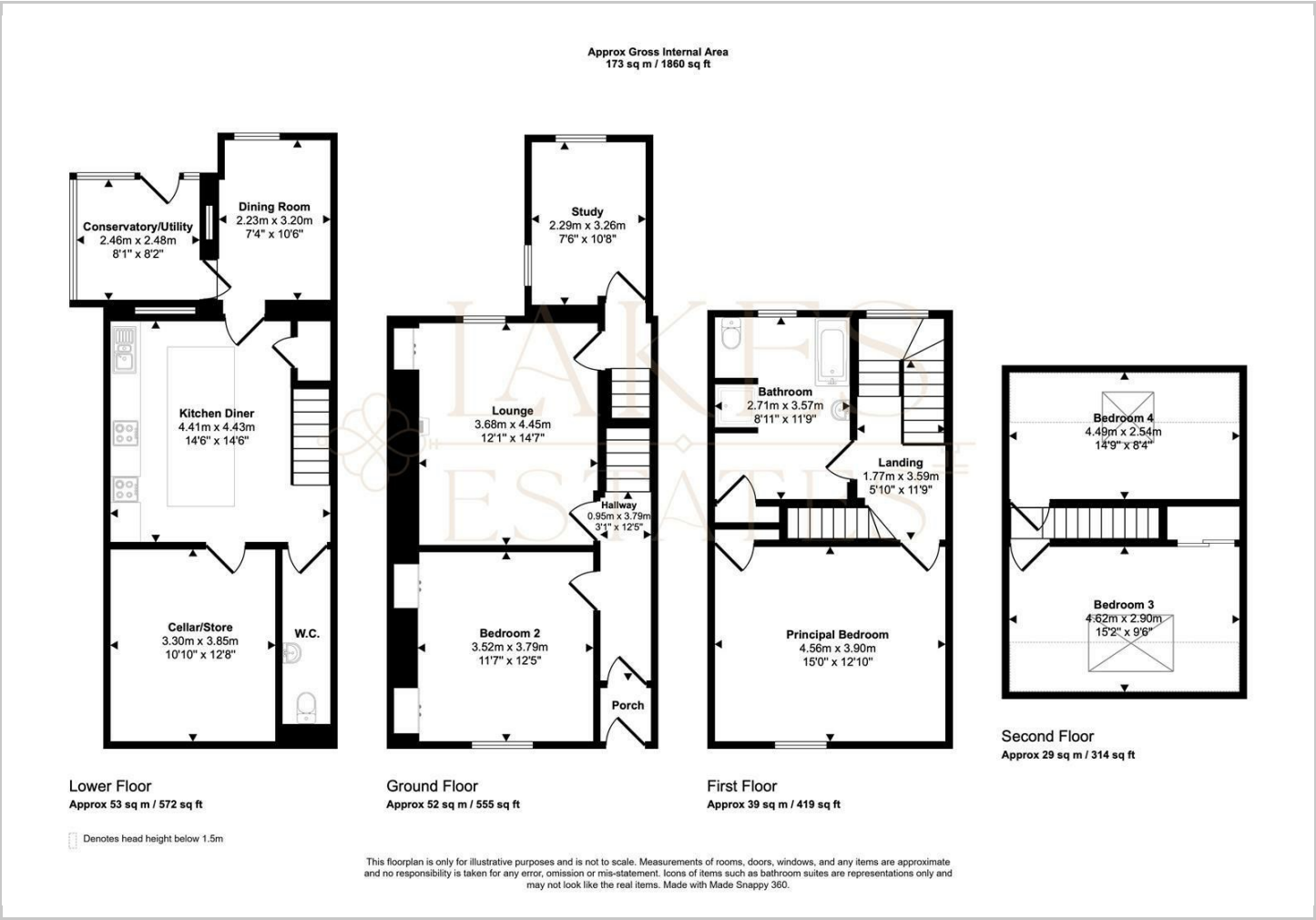
Buying in personal name: £40 (inc. VAT)

Company purchase: £120 (inc. VAT)

These fees are non-refundable, and the purchase cannot proceed until checks are complete.



Floor Plans



Viewing

Please contact our Lakes Estates Office on 01768 639300 if you wish to arrange a viewing appointment for this property or require further information.

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Location Map



Energy Performance Graph

