



Penrith

£185,000

47 & 48 Castlegate, Penrith, Cumbria, CA11 7HY

This is more than just a renovation project; It's an opportunity to breathe new life into a historic building and create something truly special, as this requires significant work, making it an ideal project for those passionate for renovation. Explore the potential and start your journey towards a remarkable transformation.

Presenting an exceptional opportunity for those with a vision, 47 Castlegate is a 5 bedroom house in the heart of Penrith is ripe for transformation. As you step into the entrance hall, you'll immediately appreciate the potential that lies within. The space leads into 2 reception rooms, each brimming with possibilities. Whether you envision elegant living areas or vibrant family spaces, these rooms provide a versatile foundation for your creative ideas. The kitchen, currently a blank slate, offers ample space to design a modern culinary haven tailored to your tastes. With the right touch, this area could become the heart of the home, perfect for entertaining and everyday family life. Upstairs, the property boasts 5 bedrooms, providing plenty of accommodation ready to be transformed into comfortable and stylish retreats.

Quick Overview

5 Bedroom mid terrace house & commercial unit

Located within heart of Penrith

Project properties

Complete renovation required

Close to local amenities

Rear garden

No onward chain

Ultrafast Broadband available



5



1



2



D & G



Ultrafast
available

Property Reference: P0457



Commercial Unit



Commerical Unit



Commercial Unit



Commercial Unit

Adjacent to No. 47, is a spacious commercial unit. The ground floor, once a bustling shop, retains its original charm and character, providing a spacious area that could be converted into a modern living space or a vibrant commercial setting. High ceilings and large windows flood the area with natural light, creating an inviting atmosphere that awaits your personal touch. Upstairs, the second floor offers additional space, perfect for creating private quarters or expanding your business operations, with the necessary building consents. Two large workshops further enhance the potential of this property. With a total renovation needed, you have the freedom to design and customise every detail to suit your needs and style. Unleash your creativity with this unique opportunity to transform an old shop into a stunning property, brimming with potential. Spread over two floors, this historic building offers a blank canvas for those with a vision, ready to be reimaged.

The house currently lacks electrics, heating, and flooring, this presents a fantastic opportunity to install modern, energy-efficient systems tailored to your preferences. The windows are in need of replacement, allowing you to choose designs that enhance both the aesthetic and thermal performance of your new home. With effort and creativity, you can turn this mid-terrace house into a stunning, modern home that stands out in the neighbourhood.

While both properties require a total renovation, it presents a rare chance to craft a bespoke living space in a sought-after location. Embrace the challenge and unlock the potential of this spacious property. Take the first step towards creating something truly special in the heart of Penrith.

The garden at No.47, though overgrown, offers a private outdoor space brimming with potential. With some landscaping and a touch of imagination, it could become a tranquil retreat.

Situated in a location rich with history, these properties offers not only a project but a chance to become part of a vibrant community. Penrith is a quaint market town in the Eden Valley, approximately 3 miles from the outskirts of the Lake District. Penrith offers numerous shops, supermarkets including Morrisons and Sainsburys. The area offers many outdoor activities including woodland walks, equestrian pursuits, golf course, which are very popular in the region. Penrith offers good transport links including bus services, railway station with links to North and South and M6 motorway.

Accommodation with approx. dimensions

No. 47 Castlegate

Ground Floor

Kitchen 10' 11" x 8' 3" (3.33m x 2.51m)

Dining Room 9' 7" x 12' 11" (2.92m x 3.94m)

Living Room 9' 7" x 10' 5" (2.92m x 3.18m)

WC

Passageway

First Floor

Bedroom One 12' 11" x 9' 3" (3.94m x 2.82m)

Bedroom Two 10' 6" x 9' 11" (3.2m x 3.02m)

Bedroom Three 6' 3" x 10' 10" (1.91m x 3.3m)

Second Floor

Bedroom Four 10' 6" x 9' 9" (3.2m x 2.97m)

Bedroom Five 10' 8" x 6' 5" (3.25m x 1.96m)



Kitchen



Living Room



Kitchen



Dining Room



Bedroom One



Bathroom

Bathroom

Accommodation with approx. dimensions

No. 48 Castlegate

Ground Floor

Shop 22' 1" x 16' 11" (6.73m x 5.16m)

First Floor

Workshop 16' 11" x 16' 5" (5.16m x 5m)

Storage 6' 6" x 5' 4" (1.98m x 1.63m)

Workshop 36' 5" x 16' 3" (11.1m x 4.95m)

WC

Property Information

Services

Mains electricity, mains water and mains drainage. Mains gas
Please note there is no heating or electricity in the No.47
No heating available at 48 Castlegate

Energy Performance Certificate (EPC) Rating

47 Castlegate - Band G

48 Castlegate - Band D

The full Energy Performance Certificate is available on our website and also at any of our offices.

Tenure

Freehold

Council Tax

Westmorland & Furness Council

We have been advised the current owner is in discussion with the council regarding Banding, and has not paid the council tax bill this year for 47 Castlegate. Band A. Business rates apply to 48 Castlegate

Broadband Speed

Ultrafast available

What3words Location

///porridge.foam.rubble

Directions

Leaving Penrith, head south-west on Corn Market/ A592 towards Great Dockray. Continue and the property will be on the right hand side.

Viewings

By appointment with Hackney and Leigh's Penrith office

Price

£185,000

Anti-Money Laundering (AML) Regulations

Please note that when an offer is accepted on a property, we must follow government legislation and carry out identification checks on all buyers under the Anti-Money Laundering Regulations (AML). We use a specialist third-party company to carry out these checks at a charge of £42.67 (inc. VAT) per individual or £36.19 (incl. vat) per individual, if more than one person is involved in the purchase (provided all individuals pay in one transaction). The charge is non-refundable, and you will be unable to proceed with the purchase of the property until these checks have been completed. In the event the property is being purchased in the name of a company, the charge will be £120 (incl. vat).



Bedroom Two



Bedroom Three



Bedroom Four



Bathroom

Request a Viewing Online or Call 01768 593593

Meet the Team

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dedicated viewing team
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Castlegate, Penrith, CA11 7HY

Approximate Area = 1279 sq ft / 118.8 sq m

Limited Use Area(s) = 57 sq ft / 5.2 sq m

Total = 1336 sq ft / 124.1 sq m

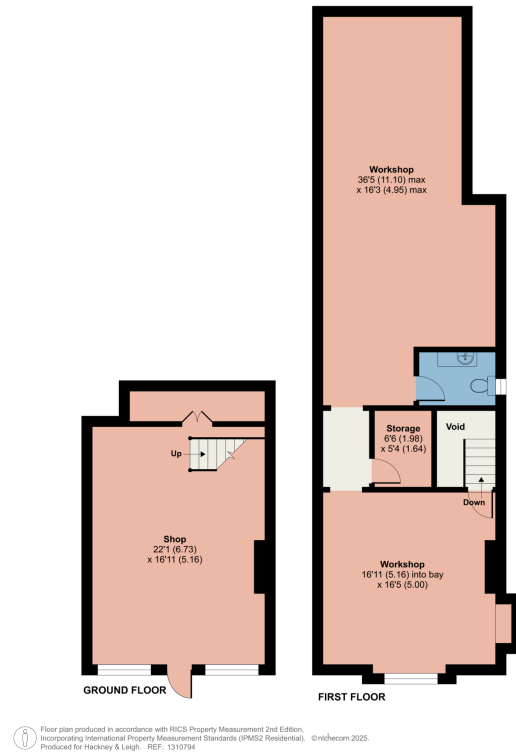
For identification only - Not to scale



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Approximate Area = 1315 sq ft / 122.1 sq m

For identification only - Not to scale



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