

Garborough Close, Crosby, Maryport, CA15 6RY

Asking Price £220,000

Council Tax Band: C



A great opportunity to buy an extended, five bedroom property with lots of space and potential. It also has a very large garden, complete with views across open countryside of the Lake District fells

Located in a quiet, residential estate in the popular village of Crosby near Maryport, it offers easy access to local towns, Carlisle and the nearby Solway coast, only a few minutes away by car.

The property would benefit from some upgrading to transform it into an amazing family home.

Ground floor accommodation consists of a large kitchen diner, that extends to the full depth of the original footprint. The adjacent sunroom extends this space even further and offers direct access to the private rear garden. The extended kitchen offers plenty of worktop and storage space.

Upstairs, there are four double bedrooms and a good-sized single room, as well as a large family bathroom, complete with corner bath and separate shower cubicle.

Outside, the fabulous rear garden is perfect for keen gardeners, with lots of space for growing - with plenty of room left over for relaxing. Look forward to spectacular sunrises over the fells and sunshine all day long. A very large, professionally built greenhouse is also included in the sale, but will be removed if not required.

The property has an integrated garage and a paved driveway offering off-street parking for three vehicles.

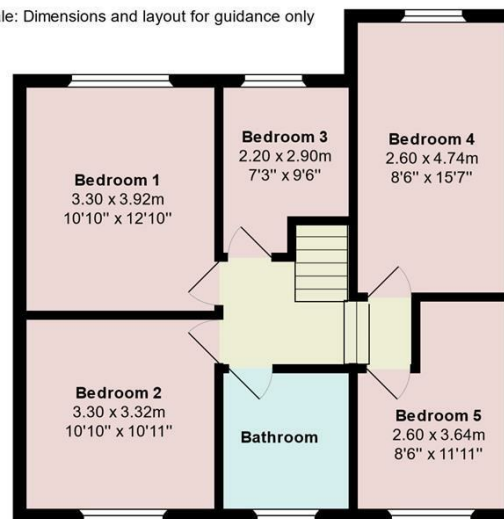
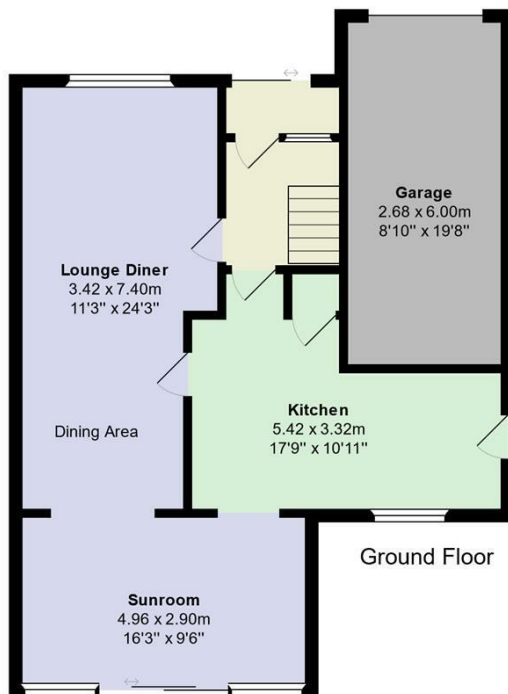
In summary, a spacious property with bags of potential, in a great location with a wonderful outdoor space.



Open House West Cumbria

Floor Plans: 45 Garborough Close, Crosby

Not to Scale: Dimensions and layout for guidance only



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