



4 Applerigg, Kendal
£360,000



4 Applerigg

Kendal

This three bedroom detached house presents a fantastic opportunity for those seeking a family home in a popular residential area. The property features double glazing and gas central heating throughout, ensuring comfort and efficiency.

The spacious sitting dining room enjoys pleasant views over the rear garden, creating a bright and inviting space. The kitchen is fitted with a range of units, offering plenty of storage and workspace, and is ready for a personal touch as part of a renovation project.

Upstairs, there are three well-proportioned bedrooms, providing ample accommodation for a growing family. The first floor also houses the main bathroom, while a convenient W.C is located on the ground floor.

The outside space is a particular highlight of this home. To the rear, you will find an enclosed garden with a paved patio area, ideal for outdoor dining or relaxing while overlooking the rest of the garden. The garden itself is mainly laid to lawn and is enhanced by well established trees and hedges, which add both privacy and character. There is plenty of scope for further landscaping or gardening projects, making it an ideal space for families or keen gardeners. The front of the property offers ample driveway parking, providing easy access to the garage and an undercroft area that offers additional covered parking.

The combination of generous outdoor space and practical parking solutions makes this property a rare find in such a sought after location. Whether you are looking for a home to move straight into or a project to make your own, this detached family house has plenty to offer.

Details approved by the executor to the best of their knowledge.

- A detached family home
- Double glazing and gas central heating
- Sitting Dining room with rear garden views
- Located in a popular residential area
- Kitchen with fitted units
- A great renovation project
- Three bedrooms on the first floor
- Ample gardens to the front and rear
- Bathroom on the first floor with a W.C on the ground floor
- Garage and ample driveway parking

From Kendal town centre head towards Windermere road and take the right onto Burnside Road. Follow the road until you see the turning for Applerigg on the left and take a left turn followed by another left to find number 4 on the right.

Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating:





GROUND FLOOR

ENTRANCE HALL

10' 3" x 4' 11" (3.13m x 1.50m)

SITTING ROOM/DINING ROOM

22' 10" x 13' 3" (6.97m x 4.03m)

KITCHEN

16' 1" x 7' 0" (4.90m x 2.14m)

CLOAKROOM

4' 11" x 4' 6" (1.49m x 1.38m)

FIRST FLOOR

LANDING

10' 10" x 3' 1" (3.29m x 0.93m)

BEDROOM

13' 3" x 11' 11" (4.05m x 3.64m)

BEDROOM

10' 6" x 9' 0" (3.21m x 2.75m)

BEDROOM

9' 7" x 6' 11" (2.91m x 2.11m)

BATHROOM

6' 11" x 6' 2" (2.11m x 1.88m)



EPC RATING D

SERVICES

Mains electric, mains gas, mains water, mains drainage

COUNCIL TAX BAND E

TENURE: FREEHOLD

IDENTIFICATION CHECKS

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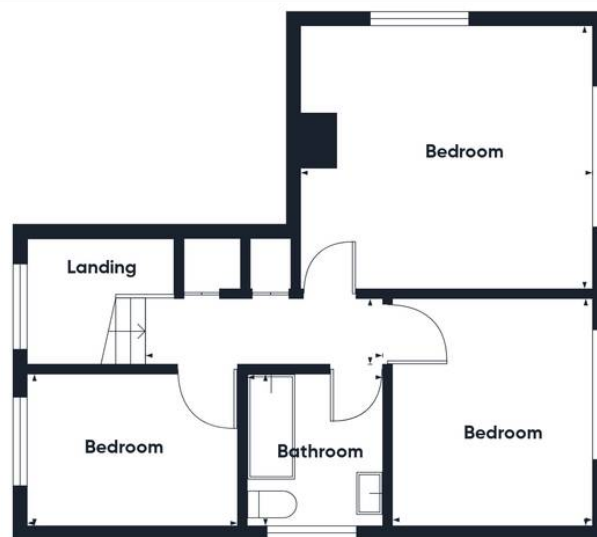








Ground Floor



Floor 1



Approximate total area⁽¹⁾

915 ft²
85.2 m²

(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.

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