



7 Settle Street

Millom, LA18 5AR

Offers In The Region Of £100,000



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This welcoming mid-terrace two-bedroom home is ideally situated in Millom, just a short walk from local schools and the train station. Perfect for first-time buyers, the property features a spacious open lounge with an attractive living flame gas fire, creating a cosy and comfortable heart to the home. Further benefits include a useful utility space and a larger-than-average rear yard, ideal for relaxing or entertaining.

Upon approach, a black uPVC front door opens into a welcoming hallway with access to the lounge and staircase to the first floor. The front-facing lounge features an attractive leaf-design feature chimney breast, creating a pleasant focal point, and flows through an archway into the dining room. The dining room benefits from a fireplace with a marble-effect mantel and white fire surround.

A door from the dining room leads into the galley kitchen, fitted with ample grey base and wall units. Beyond the kitchen is a useful utility area with breakfast bar, from which there is access to a ground-floor WC. A uPVC door from the utility area opens out to the rear yard, which includes a gated section.

To the first floor are two well-proportioned double bedrooms and a four-piece family bathroom comprising a WC, wash basin, shower cubicle, and bath.

Hallway

15'0" x 3'0" (4.591 x 0.925)

Living room

13'0" x 9'7" (3.982 x 2.925)

Dining room

10'5" x 9'2" (3.193 x 2.810)

Kitchen

18'3" x 7'10" (5.573 x 2.404)

Downstairs WC

7'10" x 4'10" (2.404 x 1.492)

Landing

13'4" x 4'8" (4.072 x 1.437)

Bedroom one

12'10" x 10'7" (3.913 x 3.230)

Bedroom two

13'1" x 7'8" (4.000 x 2.346)

Bathroom

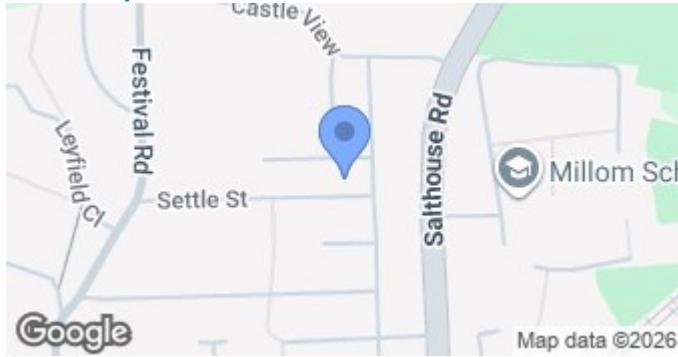
9'4" x 6'11" (2.859 x 2.119)



- EPC D
- Two Bedrooms
- Utility Space
- Council Tax A
- Larger than Average Rear Yard
- Ground Floor WC



Road Map



Terrain Map



Floor Plan



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To ensure your move is stress free, we can help with Mortgage advice. We work alongside local Solicitors, offering competitive conveyancing services. Ask for further information.

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

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	