



20 Tulip Gardens, Penrith, CA11 8BY

Guide price £269,000





20 Tulip Gardens

Penrith, CA11 8BY

- Generously-proportioned detached family home
- Large bedroom 1 with en suite
- Single Garage
- French doors leading from the living room into garden
- Sought after location
- Bright spacious dual-aspect living room
- Family bathroom with modern fixtures and fittings
- Modern open plan kitchen/diner - ideal for entertaining
- Separate utility room

*** Property can be offered chain free*** Welcome to 20 Tulip Gardens found in the sought after Carleton Village, Penrith. This three-bedroom family home has spacious living accommodation. The ground floor comprises open-plan kitchen diner, utility room, downstairs WC, and dual-aspect living room with French doors to rear garden. First floor includes generous master bedroom with dressing area and en-suite, two additional bedrooms, and family bathroom. Outside space includes front lawn, enclosed rear garden with patio and play area, and parking for two cars. Viewing is highly recommended.



Living Room 18'5" x 10'2" (5.63 x 3.11)

A spacious living area spanning the property's length, featuring dual-aspect views and direct access to the rear garden via French doors. Bright and airy, with double-glazed windows, fitted carpet, and a radiator for comfort.

Kitchen Diner 18'5" x 9'4" (5.63 x 2.87)

An inviting open-plan space perfect for entertaining, featuring ample cupboard and worktop space, room for a dining table, and space for appliances.

Utility

Accessed via kitchen and garden, this practical area provides storage and appliance space. Connects to the downstairs WC with laminate flooring.

Downstairs W.C

The downstairs WC is accessible via the utility room and has a wc and basin and has laminate flooring.

Bedroom One 18'5" x 10'4" (5.63 x 3.17)

Generously proportioned master bedroom spanning the property's length. Dual-aspect with double-glazed windows, fitted carpet, and radiator. Includes a separate dressing area and private ensuite.





Bedroom One Ensuite

En-suite featuring shower enclosure, WC, basin, heated towel rail, part-tiled walls, and laminate flooring.

Bedroom Two 10'7" x 9'2" (3.24 x 2.8)

Comfortable double bedroom overlooking the front, with double-glazed window, fitted carpet, and radiator.

Bedroom Three 9'2" x 7'6" (2.8 x 2.3)

Versatile room overlooking the rear garden. Suitable as a single bedroom or home office, with double-glazed window, fitted carpet, and radiator.

Bathroom

Family bathroom with WC, basin, over-bath shower, heated towel rail, part-tiled walls, and laminate flooring.

Outside

Front: Paved path with lawned areas. Rear: Enclosed garden featuring patio, raised lawn, and play space. Side access gate. Garage accessible from rear garden or front. Parking for two cars.

Services

Mains water, drainage, electricity, and gas.

Please Note

These particulars, whilst believed to be accurate, are set out for guidance only and do not constitute any part of an offer or contract - intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to their accuracy. No person in the employment of Lakes Estates has the authority to make or give any representation or warranty in relation to the property. All mention of appliances / fixtures and fittings in these details have not been tested and therefore cannot be guaranteed to be in working order.

Anti-Money Laundering (AML) Checks;

When your offer is accepted, we're legally required to verify your identity. This is carried out by a third-party company at the following costs:

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

Company purchase: £120 (inc. VAT)

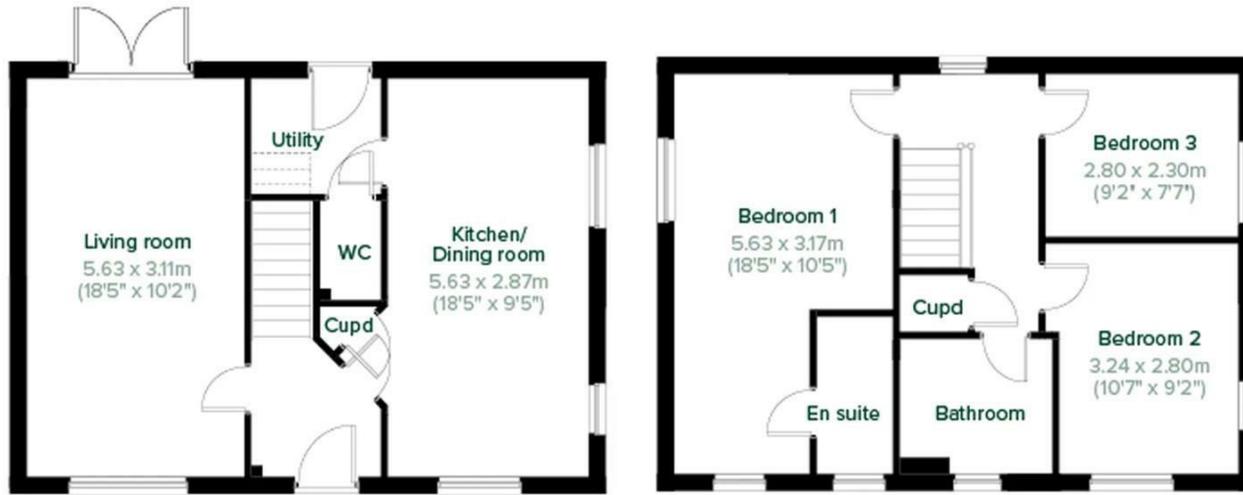
These fees are non-refundable, and the purchase cannot proceed until checks are complete.



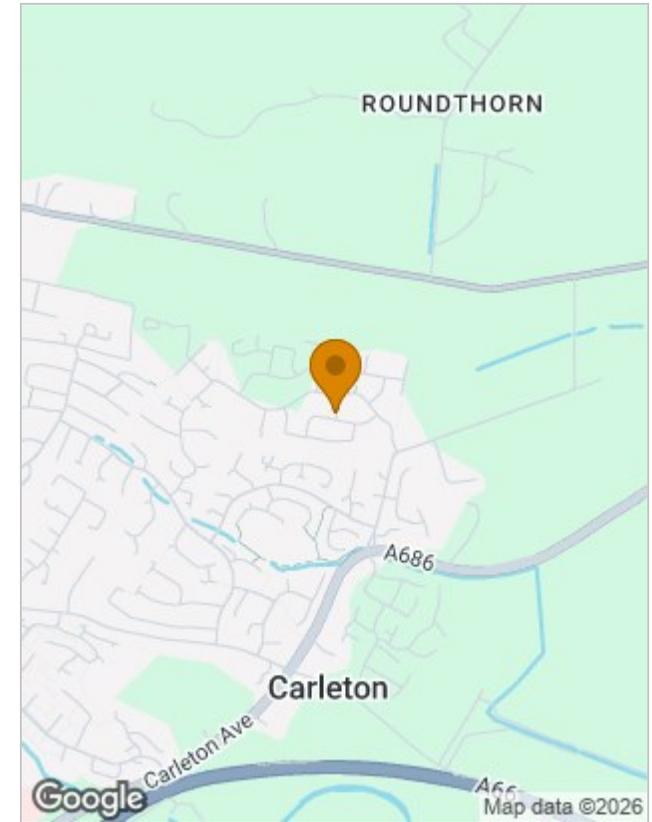


Floor Plans

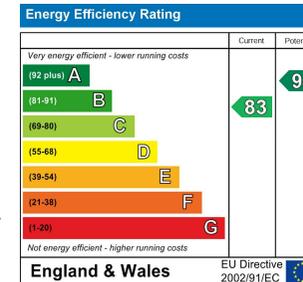
20 TULIP GARDENS, CARLETON



Location Map



Energy Performance Graph



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.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.