

15 St. Bridgets Close, Brigham, Cockermouth, CA13 0DJ

Guide Price £325,000

PFK

15 St. Bridgets Close

The Property:

Set within a modern development in the popular village of Brigham, this immaculate three bedroom detached family home offers move in ready accommodation with generously proportioned rooms, perfectly suited to modern living.

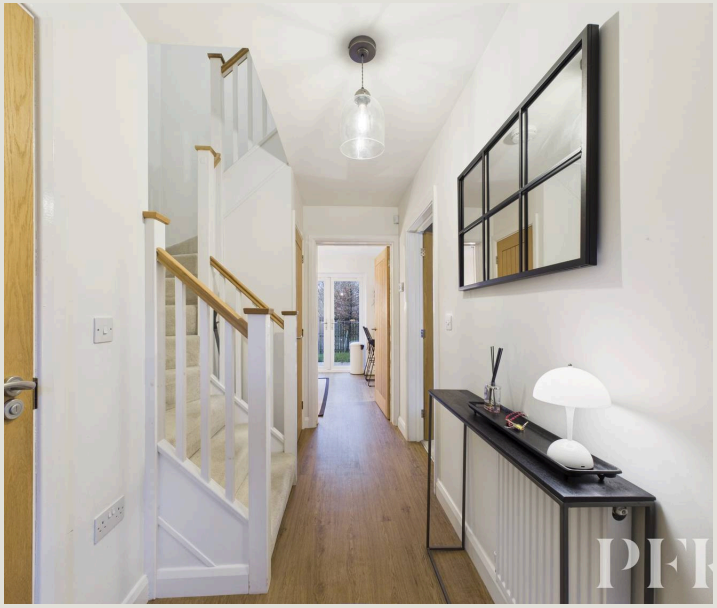
The well presented accommodation comprises a welcoming lounge, a dining kitchen with French doors opening onto the garden, space for a table seating four, and a modern fitted kitchen with integrated appliances. A separate cloakroom/WC completes the ground floor.

Upstairs, the principal bedroom benefits from an ensuite shower room. There are also two well sized double bedrooms and a three piece family bathroom.

Outside, the block paved driveway provides offroad parking for three cars and leads to a garage with power and lighting. To the rear is a spacious, private garden.

Family homes don't come much better than this. An early viewing is essential to avoid missing out.













15 St. Bridgets Close

Location & Directions:

Brigham is a popular village just outside Cockermouth, offering a peaceful setting with easy access to the town's shops, cafés, pubs and everyday amenities. The village has a primary school and sits within reach of the Lake District, making it a lovely base for enjoying the surrounding countryside while staying well connected to local services. Brigham Parish Council · St Bridget's CofE Primary School.

Directions
The property can easily be found on St. Bridgets Close, and its number 15, found under postcode CA13 0DJ.

- **3 bed detached home**
- **Immaculately presented**
- **Driveway, garage & garden**
- **Principal bedroom with ensuite**
- **Popular location**
- **Tenure: Freehold**
- **EPC Rating B**
- **Council Tax: Band D**

ACCOMMODATION

Hallway

WC
2' 11" x 5' 4" (0.89m x 1.63m)

Lounge
10' 10" x 18' 1" (3.29m x 5.51m)

Dining Kitchen
19' 4" x 9' 2" (5.90m x 2.80m)

FIRST FLOOR LANDING
6' 7" x 6' 7" (2.00m x 2.00m)

Bedroom 1
11' 1" x 10' 4" (3.38m x 3.14m)

Ensuite Shower Room
7' 7" x 3' 11" (2.31m x 1.19m)

Bedroom 2
8' 0" x 9' 5" (2.43m x 2.87m)

Bedroom 3
11' 1" x 8' 4" (3.39m x 2.55m)

Bathroom
8' 0" x 5' 5" (2.43m x 1.65m)

EXTERNALLY

Garden

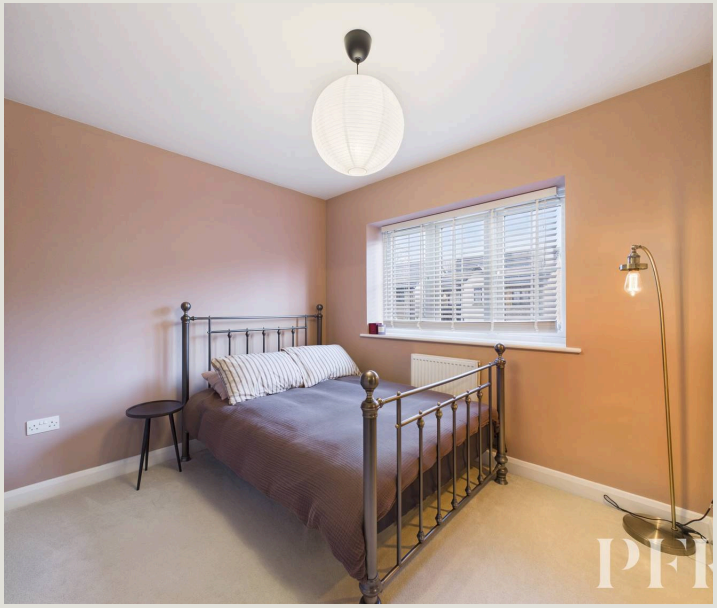
Driveway

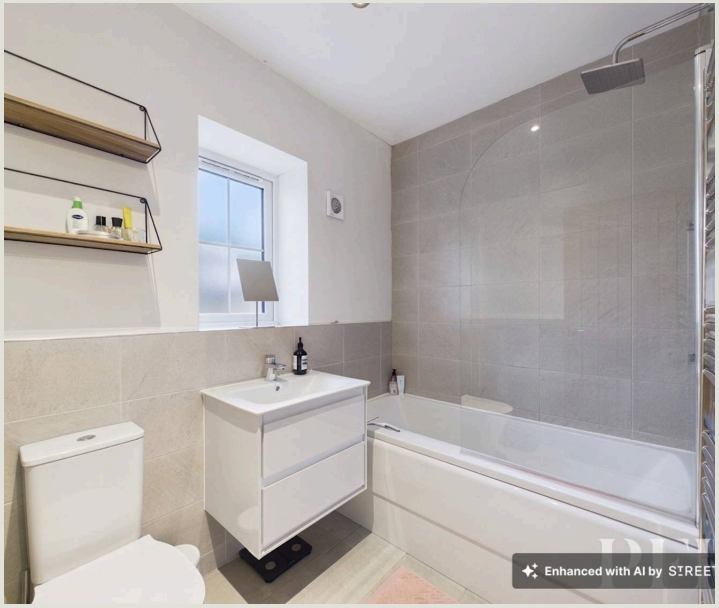
3 Parking Spaces

Garage

Single Garage





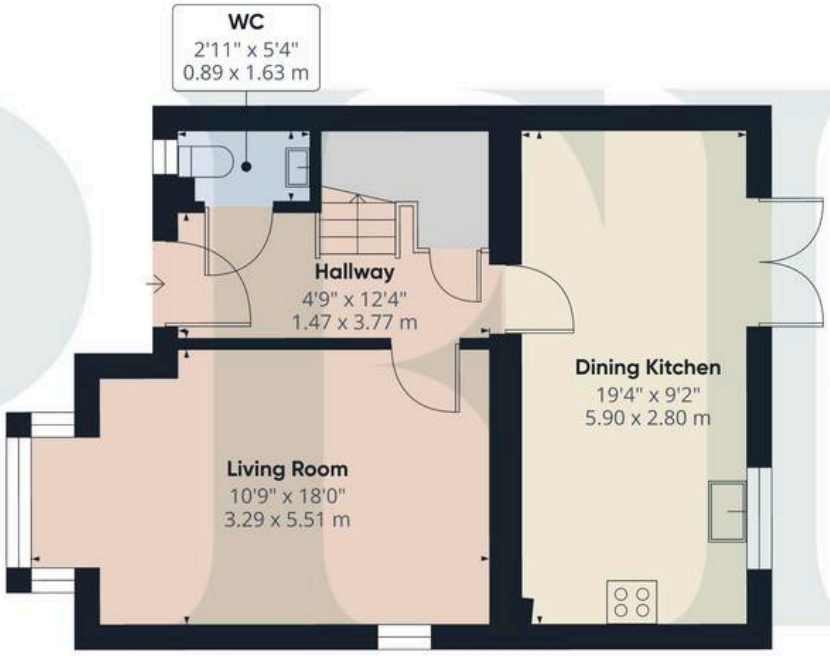




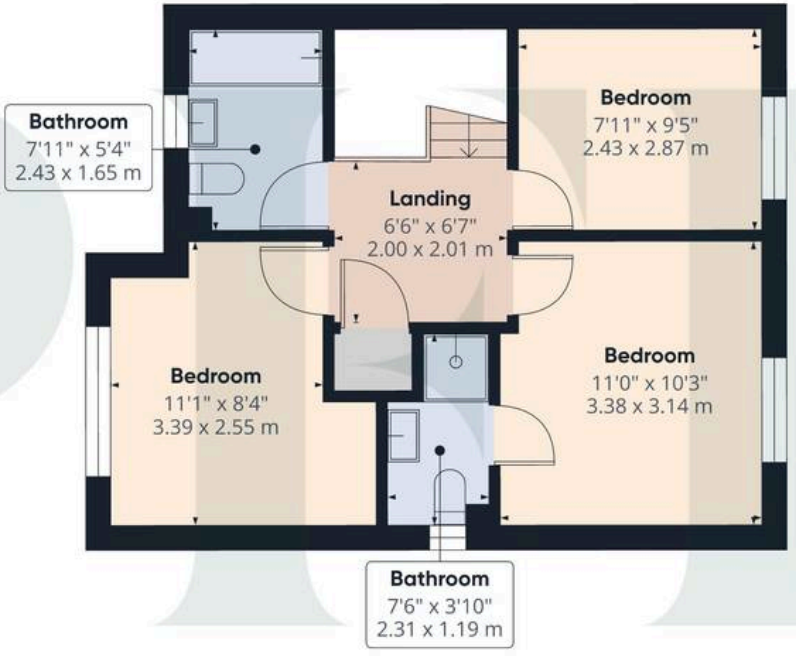








Floor 0





Floor 1

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Approximate total area(1)

869 ft²

80.7 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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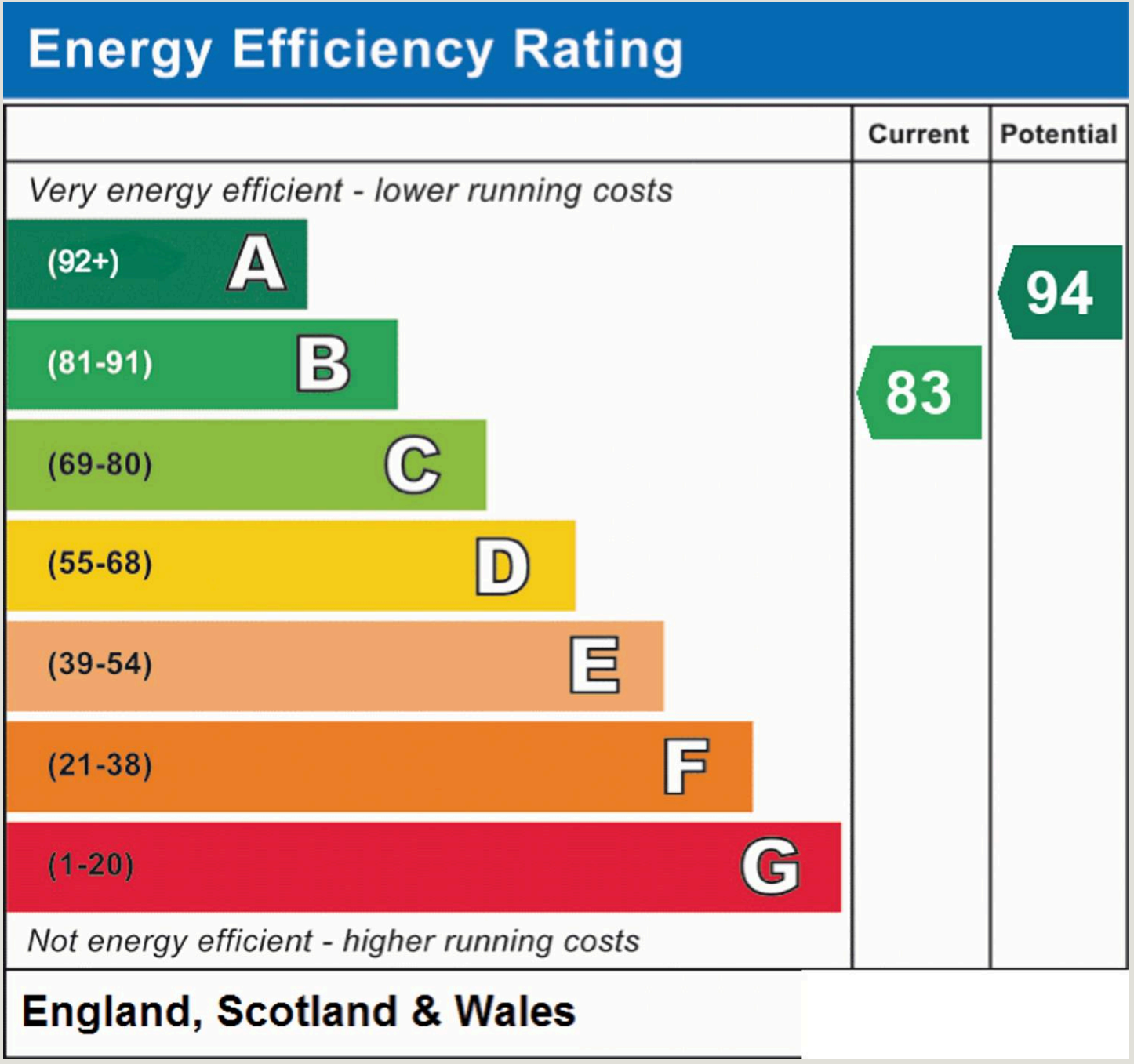
ADDITIONAL INFORMATION

Services

Mains gas, electricity, water & drainage. Gas central heating and double glazing installed throughout. Please note: measurements are approximate so may reflect the maximum dimensions and the mention of any appliances/services within these particulars does not imply that they are in full and efficient working order.

Referral Fee Disclosure

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