Vicinity Homes

ESTATE AGENTS & VALUERS

VH









14 Axson Drive, Carlisle, CA1 3FZ **£325,000**

Vicinity Homes are delighted to offer to the market this stunning & detached family home situated on the modern Taylor Wimpey "The Coppice" Development which is located to the South East of Carlisle City Centre. The property is close to a range of local amenities, regular bus route, popular Primary Schools and has excellent access to the City Centre, surrounding villages, the M6 Motorway and the new Southern City Bypass. The property was built six years ago by Taylor Wimpey and is a "Whitford" style. The immaculate accommodation briefly comprises of an entrance hallway, study, cloakroom/WC, lounge with french doors and a dining kitchen with utility area and french doors opening onto the garden. To the first floor there are four good sized bedrooms, modern en suite shower room and family bathroom. The property also benefits from double glazing, central heating, on site parking for two vehicles leading to the garage and a garden to rear. Viewing is absolutely essential to fully appreciate the accommodation on offer. An ideal purchase for a family.

Directions

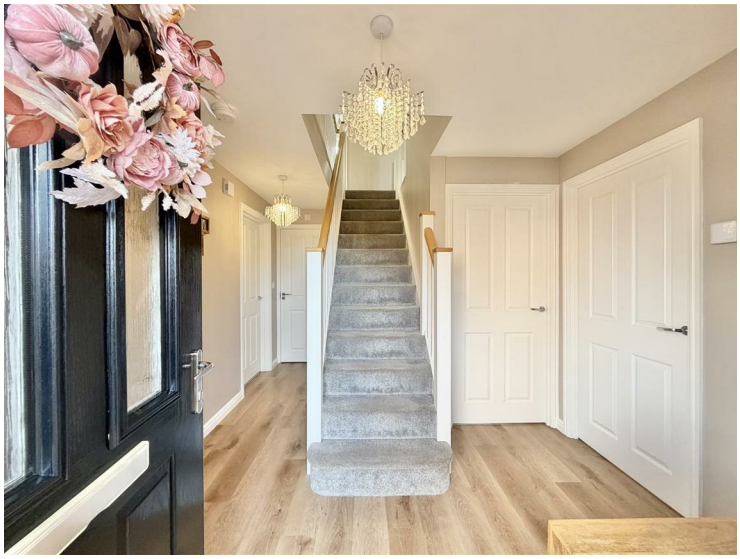
Proceed South along London Road. Turn left at the traffic lights onto Cumwhinton Road. Take the first left at the round about onto Garlands Road. Continue on this road. Turn left onto Woodrow Drive which leads onto The Coppice Development. Turn right at the T junction onto Staunton Drive. Turn left onto Axson Drive, the property is situated immediately on your right.

Entrance Hallway



Approached by a door to front, incorporating LVT flooring, radiator, under stairs storage area, built in storage cupboard and stairs to the first floor.





Dining Kitchen 22'4" x 9'3" (6.809m x 2.827m)



Incorporating a range of modern fitted wall and base units with complementary work surface over, integrated oven and integrated hob with cooker hood over. Integrated fridge, integrated freezer, integrated dishwasher and integrated washing machine. Breakfast bar, 1.5 sink unit with mixer tap, double glazed window to front, double glazed french doors to rear and a radiator.













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Utility Area 6'6" x 5'1" (1.996m x 1.560m)



Incorporating a range of modern fitted wall and base units with complementary work surface over, double glazed window to rear and a radiator.

Cloakroom/WC 6'0" x 3'2" (1.831m x 0.966m)



Incorporating a pedestal wash hand basin, WC, extractor fan, tiled splash areas and a radiator.,

Lounge 14'10" x 10'11" (4.543m x 3.341m)



Incorporating double glazed french doors to rear, radiator, LVT flooring and modern fitted media wall units.

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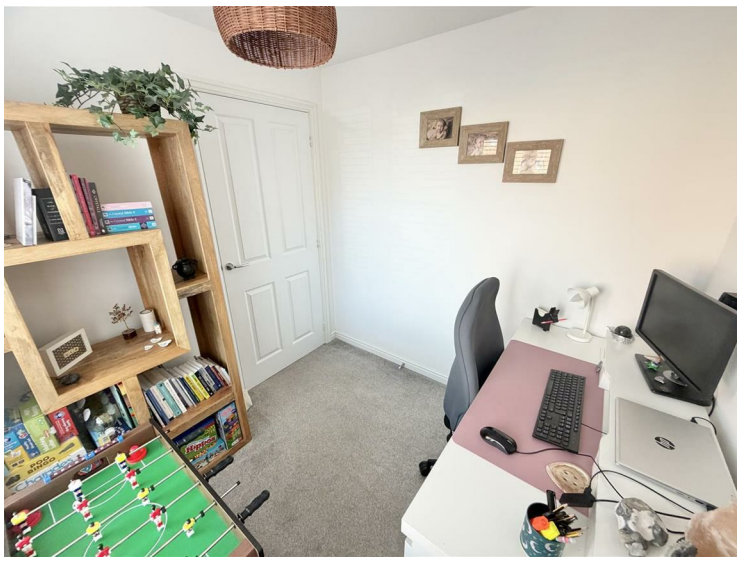




Study 7'6" x 7'1" (2.305m x 2.175m)



Incorporating a double glazed window to front and a radiator.



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First Floor Landing



Incorporating a radiator, built in storage cupboard and loft access with pull down ladder. The loft is boarded for storage.

Bedroom One 11'2" x 11'1" (3.423m x 3.398m)



A double bedroom incorporating a double glazed window to front, radiator and fitted wardrobes/storage.







En Suite Shower Room 6'0" x 4'8" (1.839m x 1.436m)



Incorporating a modern walk in shower cubicle with waterfall shower & attachment, wash hand basin set to vanity unit & WC. Double glazed obscured window to front, heated towel rail, tiled floor, tiled splash areas, inset ceiling lights and extractor fan.

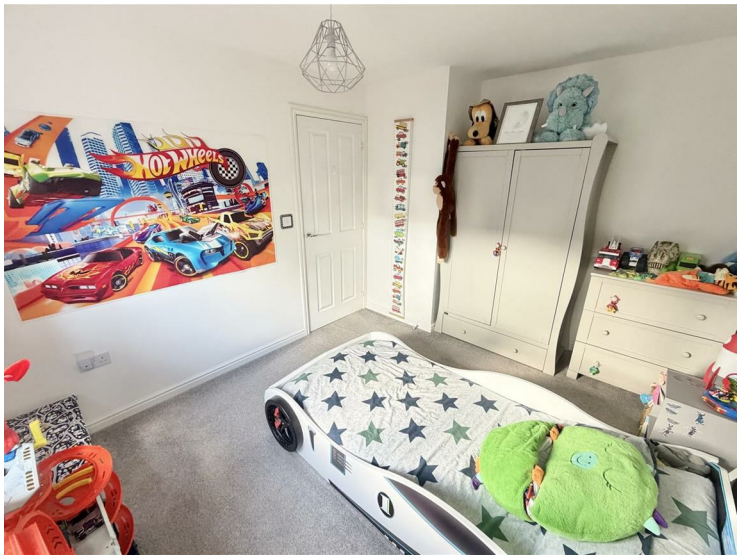
Bedroom Two 11'8" max x 9'6" (3.581m max x 2.904m)



A double bedroom incorporating a double glazed window to rear and a radiator.



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Bedroom Three 10'3" max x 9'6" (3.146m max x 2.904m)





A double bedroom incorporating a double glazed window to front and a radiator.

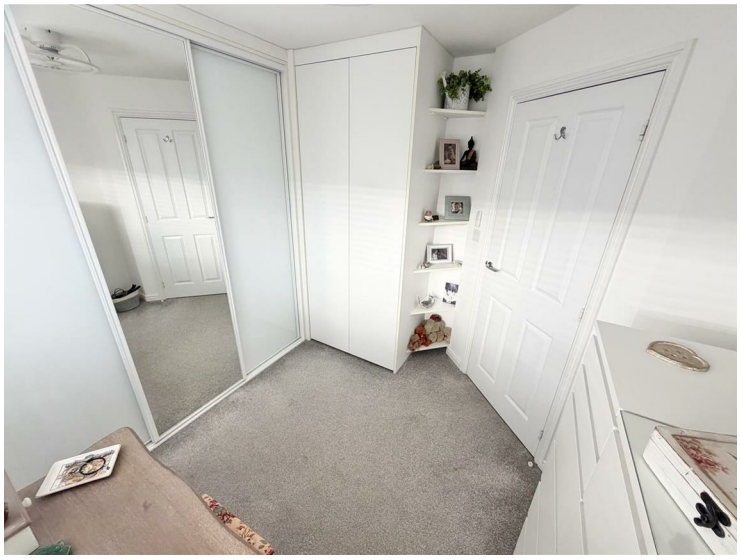
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Bedroom Four 8'10" max x 8'2" to w/robe front (2.712m max x 2.502m to w/robe front)



Incorporating a double glazed window to rear, radiator and fitted wardrobe/storage.





Bathroom 6'9" x 5'6" (2.081m x 1.683m)



Incorporating a modern three piece suite comprising of a bath with shower over, pedestal wash hand basin and WC. Double glazed obscured window to rear, radiator, tiled splash areas and extractor fan.

Outside





The property is approached by on site parking for two vehicles leading down the side of the property to the garage. To the rear of the property there is a good sized garden with patio seating area, lawn area, outside tap, raised bark area and gated access to the driveway.







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Garage 17'4" x 8'7" (5.295m x 2.630m)
Incorporating an up and over door, door to side, power and lighting.

Floor Plan



Please note, the floor plan is not to scale and should be used for illustrative purposes only.

EPC Band B
https://find-energy-certificate.service.gov.uk/energy-certificate/8660-7033-7030-7173-4296

Estate Agents Note
Please note the development has an annual upkeep fee which was £154.01 for the last year.

Tenure
The property is Freehold.

Council Tax
The property is in Council Tax Band D.

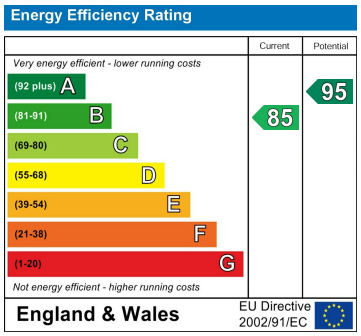
Viewings
Strictly through arranged appointments by Vicinity Homes. To arrange a viewing, please contact: T: 01228 599011 or E: sales@vicinityhomes.co.uk.

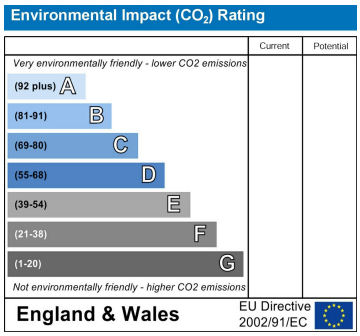
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