



**Hayward
Tod**

2 bedroom top floor apartment | Worthington Place | Parkland Village | Carlisle | CA1 3TS
Offers in the region of £149,950





An impressive top floor apartment with far reaching views across the city. Ample open plan living space with many retained period features. Good modern kitchen and bathroom. Allocated parking. Convenient city fringe location.

communal entrance hall and stairs | inner hallway with ample storage | kitchen with integrated appliances | open plan living dining | bathroom | double bedroom with exposed stone walls | mezzanine level double bedroom with two built in cupboards | two allocated parking spaces | EPC D | council tax band C | gas central heating | Long leasehold | £152pcm service charge

APPROXIMATE MILEAGES

M6 motorway 1.7 | City centre 2.5 | Penrith - North Lakes 18.4 | Newcastle International Airport 56.3

WHY WORTHINGTON PLACE?

Within a converted church and situated on the popular Parkland Village development, Worthington Place is most conveniently located for access to Carlisle its outlying villages and the M6 motorway as well as being within a short distance of a range of local amenities. Despite its size, Parkland Village retains more semi rural feel with ample green space and trees having been retained. The property would suit a number of buyers and has been successfully utilised as a strong performing rental but the lock-up-and-leave nature of the apartment would also suit those looking for a bolthole to use as a base to explore the wider region including the Lake District National Park, Hadrian's Wall and the Solway Coast. Newcastle International Airport is approximately an hours drive to the east and Carlisle's West Coast Mainline station is less than 10 minutes drive making the property extremely well connected.



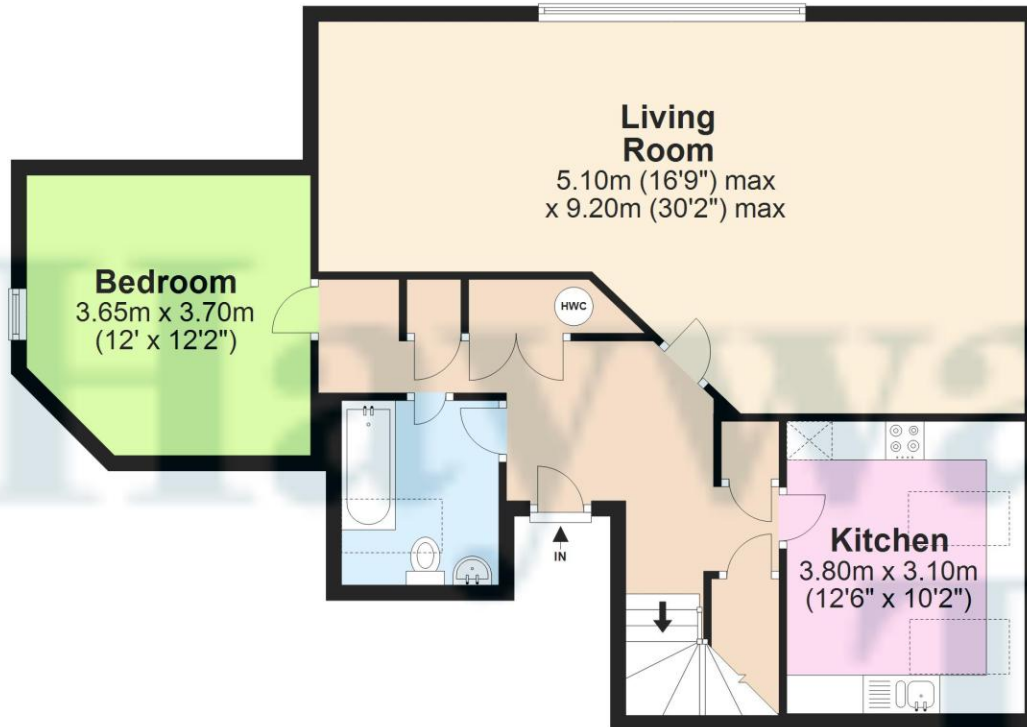
ACCOMMODATION

Situated on the top floor of the building, a former church converted by Story Homes in 2005, the property is afforded wonderful elevated views with the accommodation split over two levels, the majority of which is on the lower level. The property has a large inner hallway off of which are three good storage cupboards and the stairs to the mezzanine bedroom. The kitchen is modern and benefits from a range of integrated appliances as well as two large roof windows which flood the space with light. The living dining space is generous and features a superb original leaded window, full height pitched ceilings and exposed beams and is also open to the galleried mezzanine bedroom. There is a second double bedroom within the buildings tower, which features two original leaded windows and exposed sandstone walls. There is also a modern bathroom which is tiled and features a shower over the bath. The mezzanine bedroom has two built in storage cupboards, one of which is large enough to be a walk in wardrobe. Externally the property benefits from two allocated parking spaces, an intercom system and internal mailbox within the communal entrance.



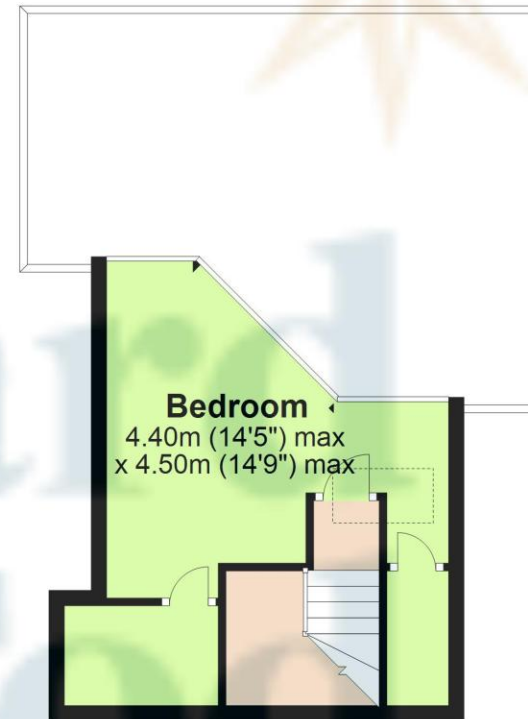
Second Floor

Approx. 86.6 sq. metres (932.0 sq. feet)



Mezzanine

Approx. 21.4 sq. metres (230.5 sq. feet)



Total area: approx. 108.0 sq. metres (1162.5 sq. feet)

Contact

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Agents note

Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are

approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.