



High Hesket

£200,000 Offers over

Stable Cottage
3 Old Town Lodge
High Hesket
Carlisle
Cumbria
CA4 0HZ

A substantial and characterful three bedroom semi detached sandstone barn conversion in a private courtyard setting and providing spacious accommodation over three floors.

Situated approximately nine miles from Penrith and Carlisle, High Hesket village is most conveniently positioned for travelling to the Eden Valley, the Lake District National Park, Hadrian's Wall and Scotland.

Property Ref: P0077





Sitting Room



Open Plan Living / Dining / Kitchen

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Accommodation

Ground Floor:

Entrance Hall With tiled floor, recessed ceiling spotlights, built in cupboard with underfloor heating controls, understairs cupboard.

Sitting Room

15' 3" x 13' 6" (4.65m x 4.14m)

With boarded floor, feature sandstone fire surround and hearth with timber mantle and multi fuel stove, double doors leading to rear garden, recessed ceiling spot lights.

Bathroom

With WC, wash hand basin, panelled bath with shower mixer / filler, extractor fan, ceramic wall tiling, tiled floor, recessed ceiling spot lights.

Bedroom One

17' 6" x 9' 8" (5.33m x 2.95m)

With boarded floor, double doors leading to rear garden, extensive range of fitted bedroom furniture, recessed ceiling spot lights.

First Floor:

Open Plan Living Room / Dining Kitchen

25' 2" x 15' 3" (7.67m x 4.65m)

With boarded floor, feature sandstone fire surround and hearth with timber mantle and multi fuel stove, double doors leading to rear terrace and balcony, range of fitted base and wall units, sink unit with mixer tap, integrated oven, hob, extractor unit, fridge / freezer, plumbing for washing machine, ceramic wall tiling, tiled floor, recessed ceiling spot lights, spiral staircase leading to the second floor.

Second Floor:

Landing With boarded floor, recessed ceiling spot lights.



Master Bedroom

Master Bedroom

15' 3" x 10' 1" (4.65m x 3.09m)

With boarded floor, exposed beams, built in storage cupboards, double doors leading to rear balcony.

Ensuite Bathroom

With WC, wash hand basin, panelled bath with shower over, ceramic wall tiling, tiled floor, recessed ceiling spot lights, access doors to both adjoining bedrooms.

Bedroom Three

15' 3" x 7' 0" (4.65m x 2.15m) With double doors leading to rear balcony.

Outside:

Rear garden with patios, oil tank, two allocated parking spaces.

Tenure

Freehold.

Council Tax

Band B.

Directions

From Penrith travel along the A6 towards High Hesket continue along the duel carriageway, past the bus stop and layby on the left hand side and turn left into Old Town Lodge opposite SGM caravan sales. Continue down the drive about 200 yards and 3 Old Town Lodge is on the right hand side.



Bedroom One

Services

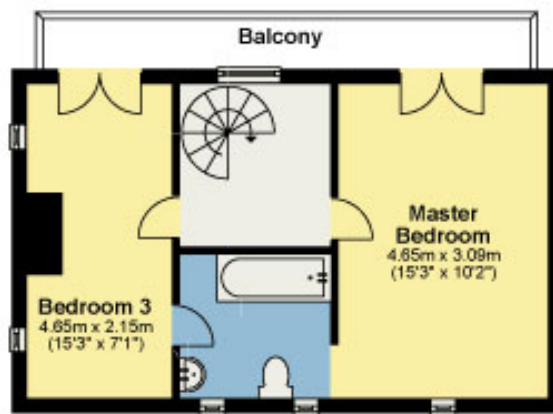
Oil central heating, mains electricity, water and drainage.

Viewings

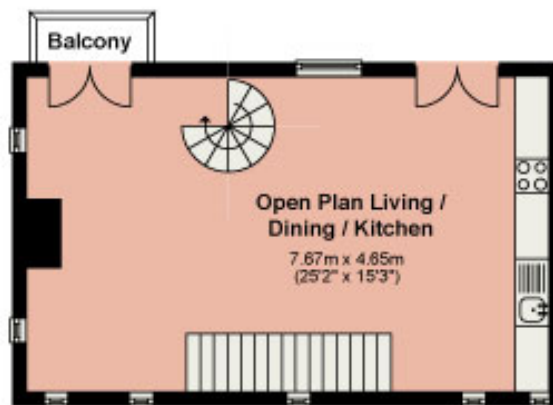
By appointment with Hackney & Leigh's Penrith office.

Price

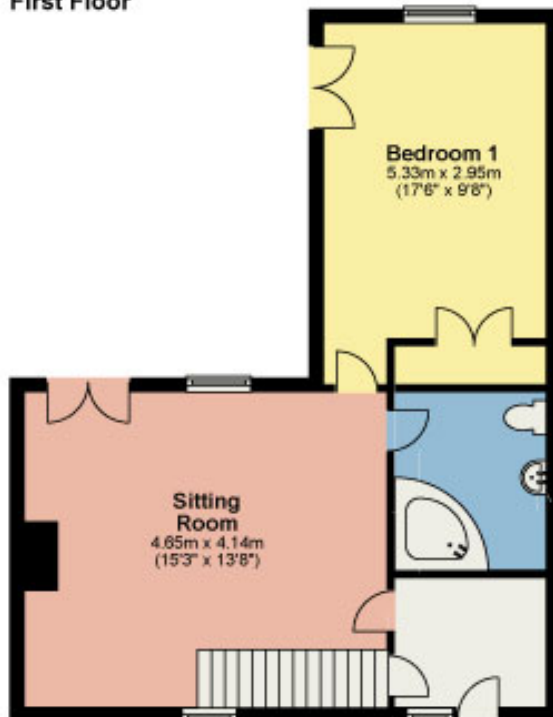
Offers over £250,000.



Second Floor



First Floor



Ground Floor

Total area: approx. 123.0 sq. metres (1323.9 sq. feet)

For illustrative purposes only. Not to scale.

All permits to view and particulars are issued on the understanding that negotiations are conducted through the agency of Messrs. Hackney & Leigh Ltd. Properties for sale by private treaty are offered subject to contract. No responsibility can be accepted for any loss or expense incurred in viewing or in the event of a property being sold, let, or withdrawn. Please contact us to confirm availability prior to travel. These particulars have been prepared for the guidance of intending buyers. No guarantee of their accuracy is given, nor do they form part of a contract.