



**Hayward  
Tod**

**4 Bed Detached House | Applegarth | Cardewlees | Carlisle | CA5 6LG**

**£295,000**





Deceptively spacious four bed, three bath home. Good living space. Three reception rooms, plus conservatory. Side garden and store. Gated driveway parking. Convenient west of city location.

conservatory | utility area | kitchen | dining room | living room | sitting room | master bedroom with en-suite shower | second en-suite bedroom | family bathroom | two further double bedrooms | driveway parking | side garden | outhouse store | double glazing | gas central heating | private drainage | EPC D | council tax band ?

#### APPROXIMATE MILEAGES

Dalston 1.7 | Carlisle 4.2 | Thursby 1.2 | Penrith - North Lakes 20 | Keswick 25 | Newcastle International Airport 63

#### LOCATION

Conveniently located just a short distance to the west of Carlisle, well placed for access to Dalston, Thursby and the A595/6 for west Cumbria. Dalston offers a superb range of amenities including both primary and secondary schools. For those wishing to explore the wider area, the northern and western Lake District can be reached by car in less than 30 minutes. West Cumbria and the Solway Coast are also on the doorstep. The Carlisle by-pass, providing a fast link to the M6 motorway is also just a very short drive away.



#### ACCOMMODATION

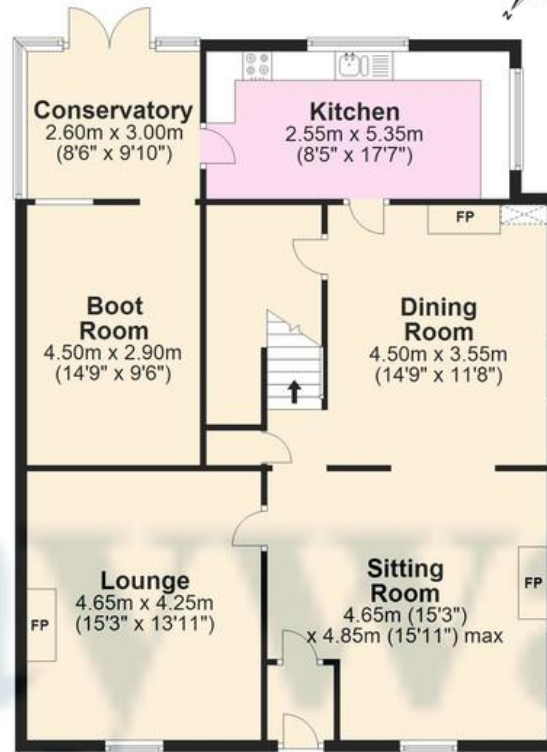
The deceptively spacious accommodation provides everything required for family living. There are four bedrooms, two of which have the benefit of en-suite shower rooms and a generously proportioned family bathroom. The ground floor comprises a good sized kitchen, which offers views towards the north Lakeland fells. There is an open plan dining living space and an additional reception room. A sizeable storage cupboard houses steps down to a small cellar. A large boot room/utility area and a south facing conservatory complete the living space. Externally

the property has ample gated driveway parking and a side lawned garden. There is also a good size outhouse store. The property has gas central heating and double glazing throughout.



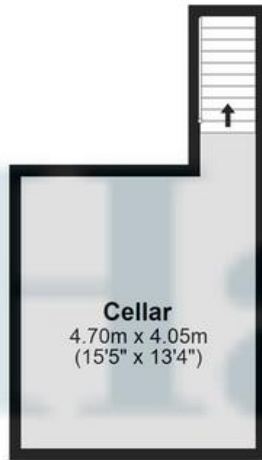
## Ground Floor

Approx. 105.2 sq. metres (1131.9 sq. feet)



## Cellar

Approx. 16.1 sq. metres (173.4 sq. feet)



## First Floor

Approx. 78.6 sq. metres (846.3 sq. feet)



## Outbuilding

Approx. 9.8 sq. metres (105.4 sq. feet)



Total area: approx. 209.7 sq. metres (2257.1 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.