



26c Park Avenue, Kendal
£130,000





26c Park Avenue

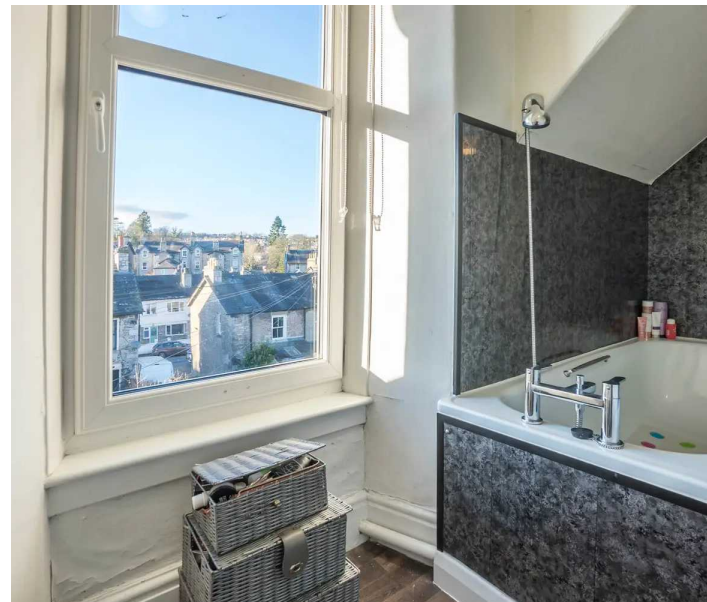
Kendal

26C Park Avenue is a second floor apartment situated in a popular residential area within Kendal conveniently placed for the many amenities available both in and around the market town. The property is within easy reach of the mainline railway station at Oxenholme, road links to the M6 and both the Lake District and Yorkshire Dales National Parks.

The well presented accommodation briefly comprises a landing with storage and airing cupboard, a sitting room, kitchen, double bedroom and a bathroom. The apartment benefits from double glazing and electric heating.

Outside there is on road parking and a shared yard to the rear.

- Second floor apartment
- Double glazing
- Sitting room
- On road parking
- Kitchen
- Shared yard
- One bedroom
- Electric heating
- Bathroom
- Road links to the M6 Motorway



SECOND FLOOR

SITTING ROOM

14' 5" x 11' 3" (4.40m x 3.44m)

Both max. Double glazed window, electric radiator.

KITCHEN

11' 0" x 6' 8" (3.35m x 2.02m)

Both max. Good range of base and wall units, stainless steel sink, space for oven, extractor/filter over, space for fridge freezer, plumbing for washing machine, tiled splashback.

BEDROOM

13' 5" x 9' 4" (4.08m x 2.84m)

Both max. Double glazed window, electric radiator.

LANDING

14' 1" x 6' 8" (4.30m x 2.04m)

Both max. Private entrance leading to landing with double glazed window, electric radiator, built in storage and airing cupboard housing hot water cylinder and loft access.

BATHROOM

11' 7" x 5' 11" (3.52m x 1.81m)

Both max. Double glazed window, heated towel radiator, three piece suite comprises W.C. wash hand basin and bath with mixer shower.





OUTSIDE

Shared yard to the rear.

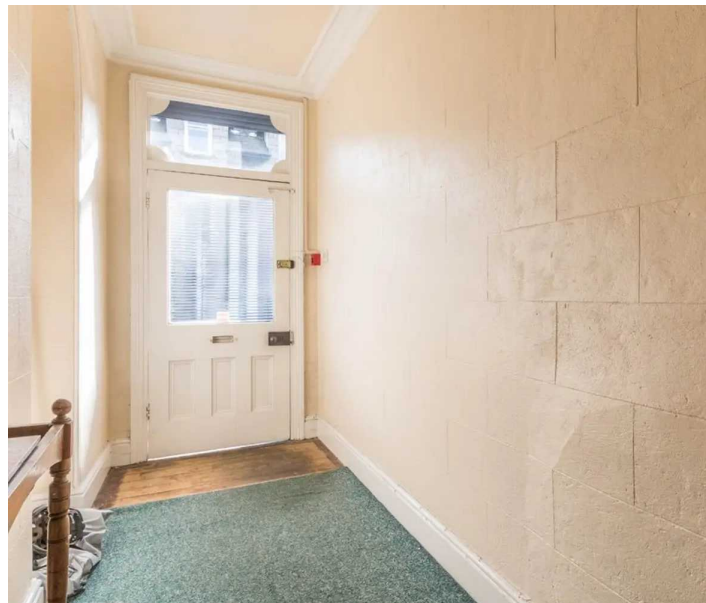
ON STREET

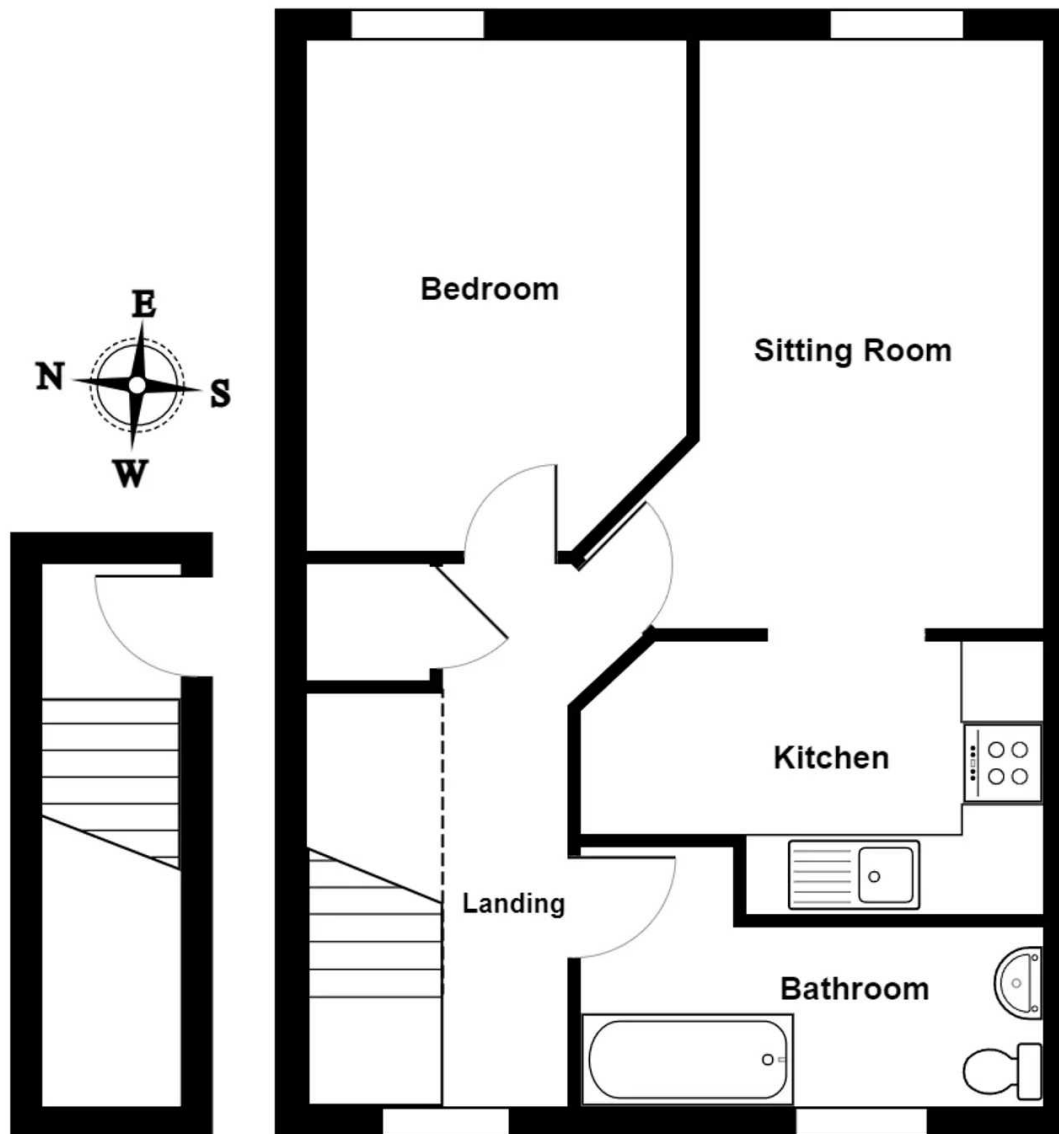
On road parking.

EPC RATING G

SERVICES

Mains electricity, mains water, mains drainage.





First Floor

Second Floor

26c Park Avenue, Kendal

Total Area: 48.2 m² ... 519 ft²

For illustrative purposes only - not to scale. The position and size of features are approximate only.

© North West Inspector.



Your Local Estate Agents **Thomson Hayton Winkley**

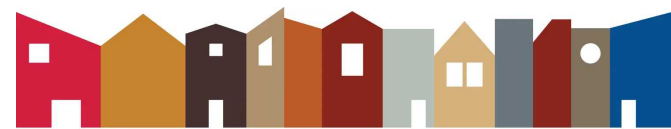




THW Estate Agents

112 Stricklandgate, Kendal - LA9 4PU

01539 815700 • kendal@thwestateagents.co.uk • www.thwestateagents.co.uk



Your Local Estate Agents **ThomsonHaytonWinkley**

