



4 Queens Place, Kendal
£570,000





4 Queens Place

Kendal, Kendal

An appealing end terraced period residence with outstanding views from most windows across the town and the Lakeland Fells. Occupying an elevated position in a popular residential area within the market town of Kendal conveniently placed just minutes away from the town centre and Serpentine Woods. The property offers easy access to the many amenities available both in and around the town and also to the Lake District National Park and links to the M6.

The well presented accommodation, is laid to four floors and offers a porch, utility room, cloakroom and a hobby room to the lower ground floor. The ground floor offers entrance hall, sitting room and a kitchen diner with spectacular views. On the first floor there are two bedrooms, study and a three piece bathroom. The second floor offers three bedroom with one having an en-suite. The property benefits from gas central heating and double glazing.

Outside there are substantial gardens, which also take advantage of the magnificent views and residents on road permit parking at the front.

- End terraced property
- Beautiful far reaching views
- Sitting room
- Kitchen diner with views
- Generous landscape garden
- Five bedrooms
- Close to town centre
- Bathroom, en-suite and cloakroom
- On street parking

From Kendal office follow Windermere road and take the left onto Queens Road, follow the road up the hill going past Kendal Nursery School. Number 4 will be the first property located on the left hand side. WHAT3WORDS:slick.rails.outer

Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: E





LOWER GROUND FLOOR

PORCH

7' 1" x 3' 11" (2.15m x 1.20m)

UTILITY ROOM

16' 5" x 13' 7" (5.01m x 4.15m)

HOBBY ROOM

13' 3" x 13' 3" (4.05m x 4.03m)

CLOAKROOM

10' 6" x 4' 3" (3.20m x 1.29m)

HALLWAY

18' 10" x 5' 10" (5.73m x 1.77m)

GROUND FLOOR

ENTRANCE HALL

17' 5" x 13' 8" (5.31m x 4.17m)

SITTING ROOM

14' 9" x 11' 9" (4.50m x 3.58m)

KITCHEN DINER

18' 9" x 16' 8" (5.72m x 5.07m)



FIRST FLOOR

BEDROOM

12' 4" x 12' 0" (3.76m x 3.66m)

BEDROOM

12' 2" x 11' 11" (3.71m x 3.63m)

STUDY

12' 5" x 6' 8" (3.78m x 2.03m)

BATHROOM

11' 6" x 6' 6" (3.50m x 1.98m)

LANDING

11' 4" x 7' 10" (3.45m x 2.38m)

SECOND FLOOR

LANDING

5' 10" x 4' 3" (1.79m x 1.29m)

BEDROOM

15' 10" x 7' 6" (4.82m x 2.29m)

EN-SUITE

7' 4" x 7' 10" (2.24m x 2.38m)

BEDROOM

11' 9" x 10' 9" (3.59m x 3.28m)

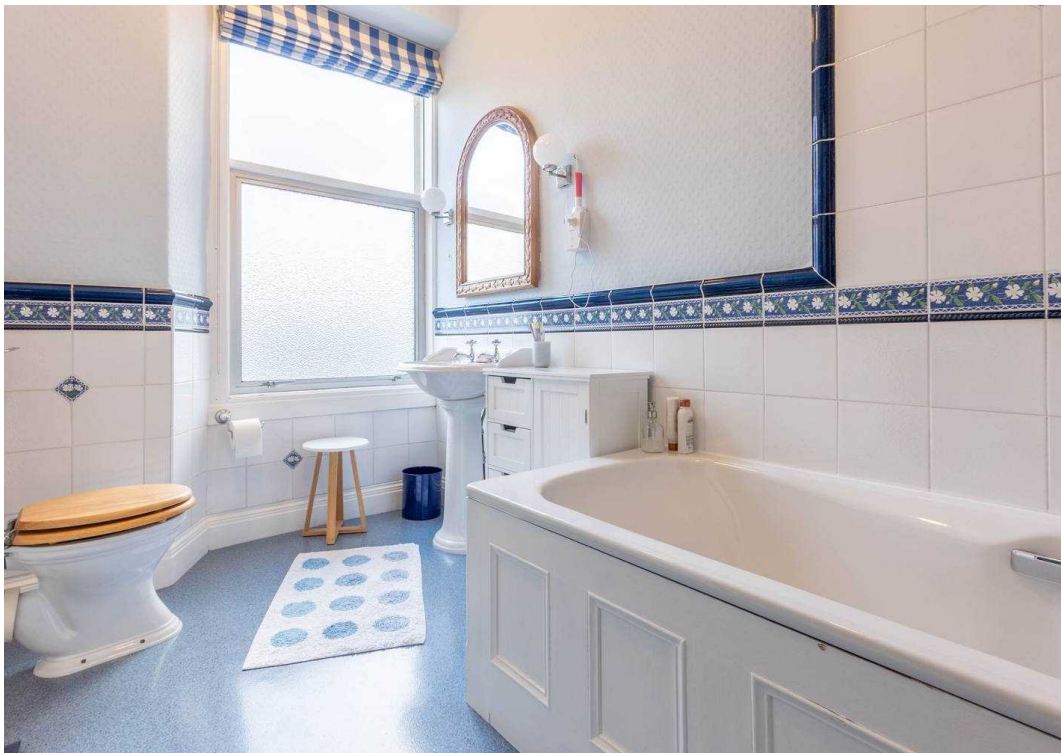
BEDROOM

10' 9" x 10' 8" (3.27m x 3.26m)

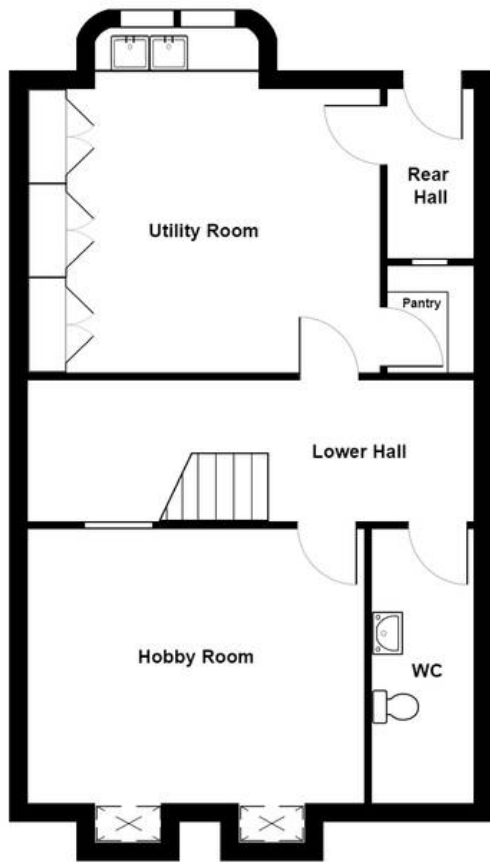
SERVICES

Mains electric, mains gas, mains water, mains drainage

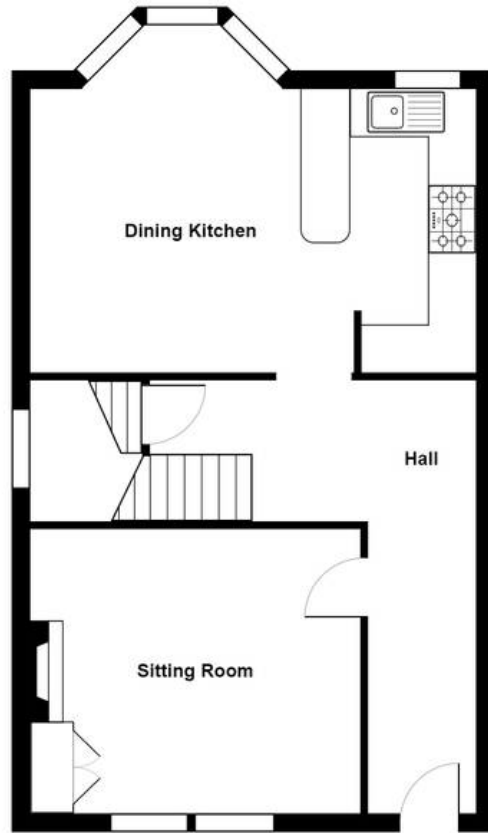




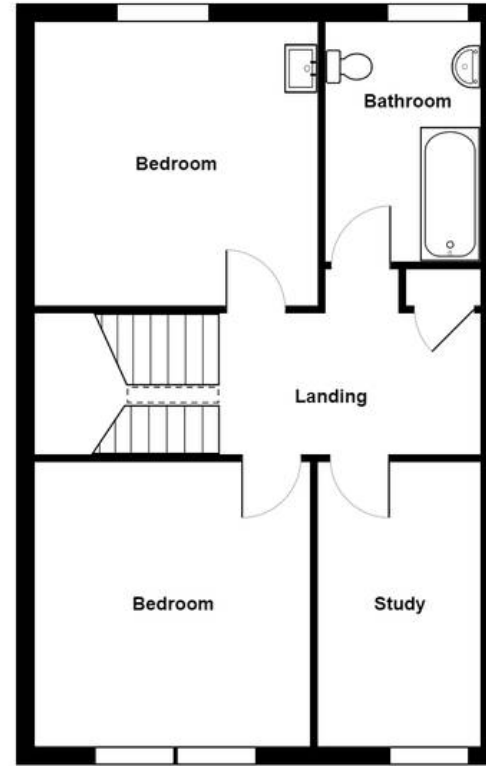




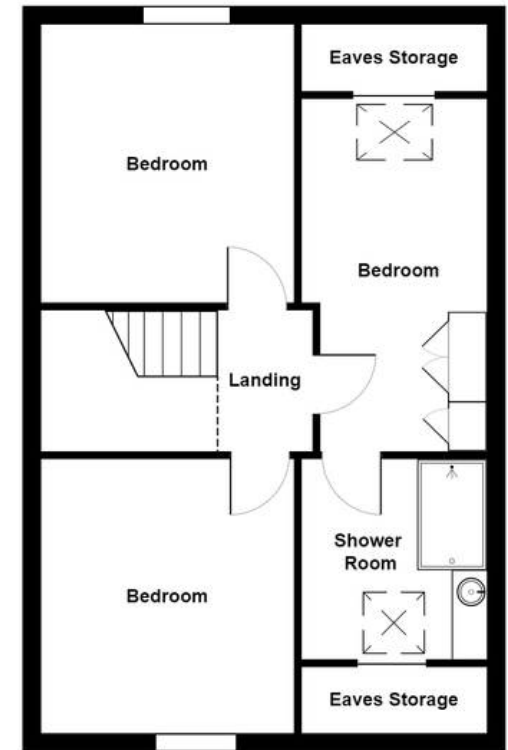
Lower Ground Floor



Ground Floor



First Floor



Second Floor

4 Queens Place, Kendal

Total Area: 212.9 m² ... 2291 ft²

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