



23 Hayclose Crescent, Kendal
£215,000



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A well maintained mid terraced house occupying a pleasant position in a popular residential area conveniently placed for the amenities on offer both in and around the market town of Kendal. The property offers great road links to the M6 and rail via Oxenholme Railway station and is within easy reach of the Lake District National Park.

The well presented accommodation briefly comprises entrance hall, sitting room, kitchen diner, three bedrooms and a family bathroom. Benefits from gas central heating and double glazing.

Outside there is a private garden to the rear and a paved front garden. On street parking.

- Mid terraced property
- Sitting room
- Kitchen diner
- Gardens to the front and rear
- Three bedrooms
- Popular residential area
- Family bathroom
- On street parking

Heading south along Burton Road carry straight onto Oxenholme Road followed by a left onto Kendal Parks Road. Follow the road to the end where you turn into Hayclose Road followed by a left onto Hayclose Crescent where number 23 is located on the left.

WHAT3WORDS:trendy.poker.trash

Council Tax band: B

EPC Energy Efficiency Rating: C



GROUND FLOOR

ENTRANCE HALL

7' 5" x 5' 4" (2.25m x 1.63m)

SITTING ROOM

13' 11" x 13' 1" (4.24m x 4.00m)

KITCHEN DINER

16' 4" x 10' 8" (4.98m x 3.26m)

FIRST FLOOR

LANDING

9' 0" x 5' 5" (2.74m x 1.65m)

BEDROOM

13' 6" x 10' 6" (4.11m x 3.21m)

BEDROOM

10' 6" x 10' 5" (3.20m x 3.18m)

BEDROOM

9' 4" x 6' 8" (2.85m x 2.04m)

BATHROOM

6' 7" x 5' 9" (2.00m x 1.76m)

SERVICES

Mains electric, mains gas, mains water, mains drainage.





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Total Area: 76.8 m² ... 826 ft²

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

112 Stricklandgate, Kendal - LA9 4PU

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

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