



Collingholme Barn Cottage, Cowan Bridge
£600,000 Freehold



Collingholme Barn Cottage

Cowan Bridge

A charming semi-detached barn situated in a stunning area located just outside of Cowan Bridge which has many amenities and links to both Kirkby Lonsdale, Ingleton and the Yorkshire Dales National Park. This delightful semi-detached barn conversion offers a unique blend of character and modern living, situated in a picturesque location boasting far-reaching views. When arriving at the property you will find ample parking with both a garage and driveway parking which includes an electric charger. Once you have parked up, take a step inside to find a warm and welcoming entrance hall which has access to the kitchen diner, sitting room and a useful cloakroom which comprises a W.C. and wash hand basin to vanity. The stunning kitchen diner is a focal point of the home, complete with an electric AGA powered by solar panels, integrated oven, space for fridge freezer, integrated dishwasher, washing machine and wine fridge. The kitchen also has a handy breakfast bar and dining space perfect for entertaining guests. From here you can find the charming sitting room with stone features, exposed beams and beautiful views of the garden, creating a cosy atmosphere perfect for relaxing in. A double bedroom is also located on the ground floor and has access to the garden via double glazed doors. Heading up to the first floor you will find another two double bedrooms which have the pick of a family bathroom which comprises a W.C., wash hand basin and a free standing bath or a shower room with a fully tiled shower cubicle with thermostatic shower fitment. Outside, the property boasts beautiful gardens to the rear, meticulously maintained to provide multiple seating areas for enjoying the peaceful surroundings. The garden features a harmonious mix of lawn and gravelled areas, alongside stocked borders, shrubs, and hedges, creating a serene oasis for relaxation. Adding to the appeal is the proximity to the local river at the back of the garden, offering tranquil views and a connection to nature. There is also a delightful jacuzzi located in the garden which is perfect for all year round relaxation. This exceptional property offers a rare opportunity to enjoy countryside living with modern comforts and must be seen to be fully appreciated.

- Delightful semi-detached barn
- Beautiful gardens to the rear
- Sitting room with stone features and exposed beams
- Double glazing and oil central heating
- Beautiful kitchen diner
- Far reaching views
- Garage and driveway parking with electric charger and solar panels
- Bathroom, shower room and downstairs W.C.
- Oil Rayburn

EPC RATING C

SERVICES

Mains electric, Oil tank, private water and sewage.

COUNCIL TAX: BAND F

TENURE: FREEHOLD

DIRECTIONS

From Kirkby Lonsdale take the A65 towards Cowan Bridge, drive through Cowan Bridge and take the second right where Low House Farm Caravan Site is. Follow Low House Lane until you see signs for Collingholme Barn and take a right where you will find Collingholme Barn Cottage located on the right.

WHAT3WORDS: chip.timer.shame





GROUND FLOOR

ENTRANCE HALL

17' 4" x 4' 11" (5.29m x 1.49m)

KITCHEN DINER

19' 3" x 17' 4" (5.88m x 5.29m)

SITTING ROOM

24' 3" x 13' 7" (7.38m x 4.13m)

BEDROOM

12' 8" x 12' 2" (3.85m x 3.71m)

CLOAKROOM

6' 1" x 3' 9" (1.85m x 1.15m)

FIRST FLOOR

LANDING

10' 8" x 8' 10" (3.25m x 2.68m)

BEDROOM

12' 11" x 12' 9" (3.94m x 3.89m)

BEDROOM

9' 5" x 9' 4" (2.86m x 2.85m)

BATHROOM

7' 11" x 5' 7" (2.42m x 1.71m)

SHOWER ROOM

8' 8" x 4' 4" (2.64m x 1.32m)

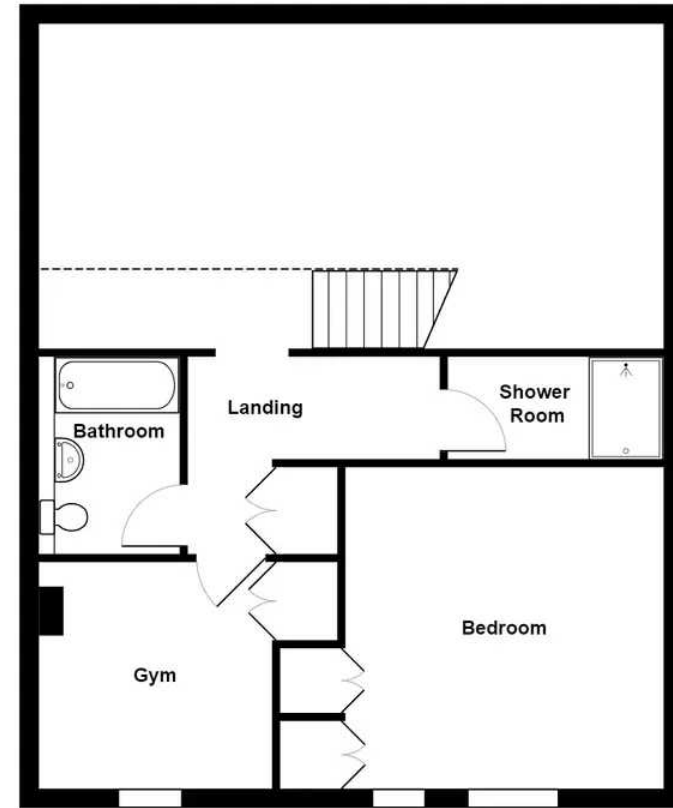








Ground Floor



First Floor

Collingholme Barn Cottage, Cowan Bridge

Total Area: 161.6 m² ... 1740 ft²

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

THW Estate Agents

29 Main Street, Kirkby Lonsdale - LA6 2AH

015242 71999 • kirkby@thwestateagents.co.uk • www.thwestateagents.co.uk

Please note that descriptions, photographs and plans are for guidance only. Services and appliances have not been tested, measurements are approximate and alterations may not have necessary consents. Contact us for property availability and important details before travelling or viewing properties. THW Estate Agents Ltd is a separate legal entity to the solicitor firm of THW Legal Ltd which has different ownership and clients of THW Estate Agents Ltd do not have the same protection as those of THW Legal Ltd.