



**Hayward
Tod**

3 bedroom Detached Bungalow | 51 Cairn Wood | Heads Nook | Brampton | Carlisle | CA8 9AH
Guide Price £365,000





An outstanding three bed, one ensuite detached bungalow in generous private gardens featuring a superb garden room. Integral garage. Cul de sac setting within a popular village handy for Carlisle, M6 and Brampton.

ACCOMMODATION SUMMARY

Entrance hall | Sitting room | Garden room | Dining Room | Fitted kitchen | Enclosed side passage and utility | Rear double bedroom one with ensuite shower room | Front double bedroom two | Rear bedroom three | Bathroom | SWC | Integral garage | Gardener's WC | Front garden and driveway | Generous private rear garden | All mains services | Gas central heating | Double glazing | Council Tax Band - D | EPC - pending | Freehold

APPROXIMATE MILEAGES

Warwick Bridge Coop 2 | M6 J43 4.8 | Central Carlisle 6.7 | Solway Coast AONB - Bowness on Solway 19.9 | Lake District National Park - Caldbeck 20.5, Ullswater Pooley Bridge 28 | North Pennines AONB - Alston 24.5 | Newcastle Airport 52.4

WHY HEADS NOOK?

Small village beautifully situated amongst attractive Cumbrian countryside in an accessible location convenient for the A69, M6, Carlisle and Brampton. Carlisle has a good café culture and wide range of amenities, bars, eateries and restaurants. The city is on the West Coast Mainline connecting several major cities and towns including London in around 3 hours 20 minutes, Glasgow, Edinburgh, Manchester and Birmingham. Several nearby villages have good pubs including Great Corby, Wetheral, Warwick on Eden and Cumwhitton. The Eden Valley and Lake District National Park are within easy travelling distance as are other areas of natural and historic interest including Hadrian's Wall. Brampton has good amenity and the William Howard Secondary School.



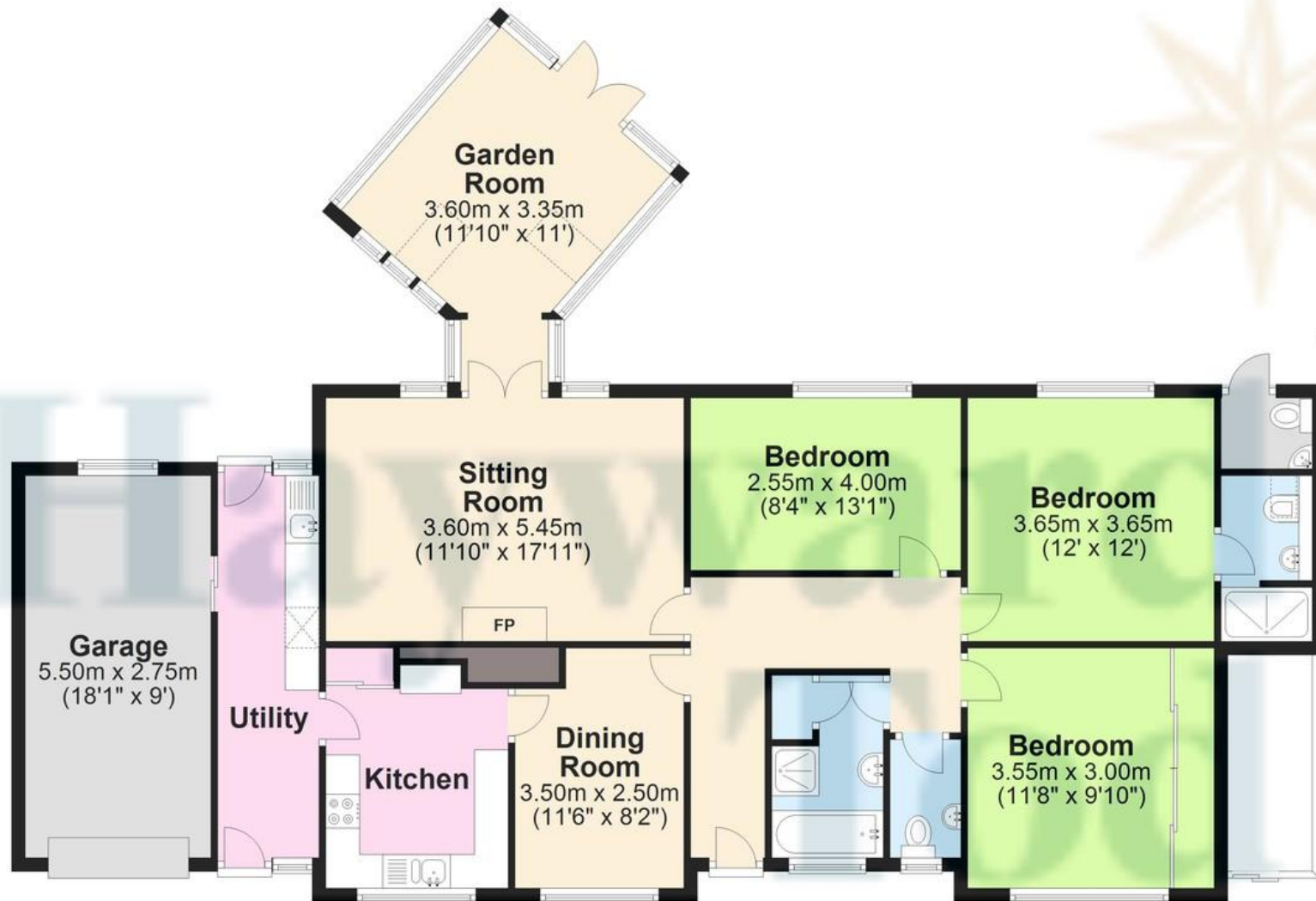
DESCRIPTION

A delightful detached bungalow in a peaceful cul de sac setting close to the centre of the village. Beautifully presented and well maintained accommodation complimented by attractive private gardens. Off particular interest is a wonderful garden room unique in design which protrudes out into the garden at an angle to perfectly capture the garden and aspect. The property has three good bedrooms, the main having an ensuite shower room. The second double bedroom has fitted wardrobes to one wall. The impressive living space includes a generous sitting room and separate dining room which is adjacent to the fitted kitchen. A secure passage with doors to the front and rear has a useful utility area and provide access to the garage. The large gardens are private and extend to around 0.2 acres.



Ground Floor

Approx. 137.0 sq. metres (1475.0 sq. feet)



Total area: approx. 137.0 sq. metres (1475.0 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.