



**Hayward  
Tod**

**5 bedroom Semi-Detached House** | The Plains | Scotby | Carlisle | CA4 8FH

**£225,000**





### APPROXIMATE MILEAGES

Carlisle station 3 | M6 motorway 0.8 | Carlisle Golf Club 1 |  
Penrith - North Lakes 19 | Newcastle International Airport  
53 | Glasgow 97

### WHY SCOTBY?

The Plains is located on the fringe of the desirable village of Scotby and is within walking distance of all the village has to offer. Scotby is well catered for having the benefit of a COE Primary School, church and village hall. The village shop, post office and public house all overlook Scotby green. Scotby is an active village with a strong community spirit with the opportunity to participate in a variety of activities throughout the year. From a communications point of view the convenience of the location is hard to beat. Easy access to the main road network cuts travelling time and in particular the A69 and M6 at Junction 43 are just minutes away. Those wishing to socialise or in need of retail therapy will not be disappointed. The wide range of amenities and services available in Central Carlisle are less than four miles away as is the station which serves London in around three hours twenty minutes. Many other centres are catered for including Glasgow, Edinburgh, the Lake District, Manchester Airport, Newcastle and Penrith. The region's areas of natural and historic interest, including the beautiful Eden Valley, Hadrian's Wall and the Lake District National Park are all within an easy driving distance.

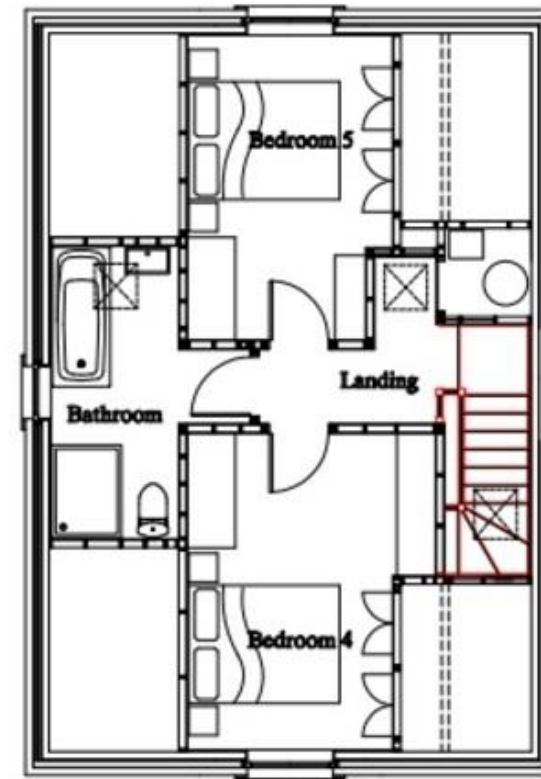
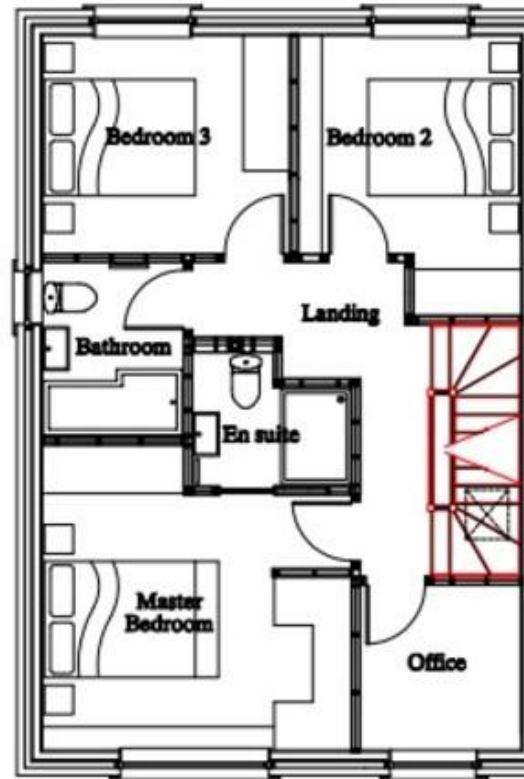
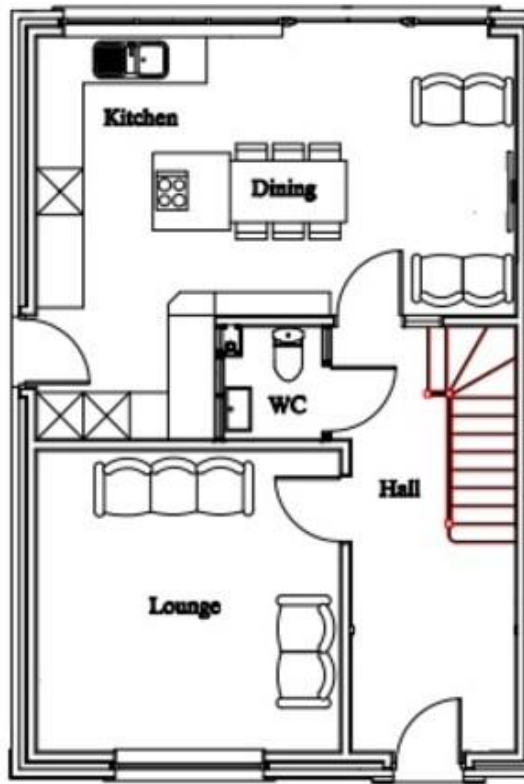


### ACCOMMODATION

Offered for sale 'as seen' and part completed. The property requires a considerable amount of work to complete including second fix electrics and plumbing. There is no kitchen installed nor are any of the bathrooms installed, however the plumbing is in situ. The property has a wide entrance hall housing the stairs to the upper floors. Whilst there are stairs to first floor level the stairs have not yet been fitted to the second floor. There is a good size living room to the front and a large open plan kitchen diner to the

rear where there are also bi-fold doors to the garden. To the first floor are three bedrooms, one of which has the space for an en-suite shower. The family bathroom is also on this floor. To the second floor are two additional bedrooms and space for a third bathroom. The property requires landscaping externally to complete the garden however there is a paved driveway to the side of the property. Whilst it may be possible to secure a mortgage against the property in its current condition we would advise buyers to be in a position to be able to proceed in cash. A property video is available upon request, and we would advise interested parties to have watched this prior to viewing.





## 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.