





Strawberry Bank

Strawberry Bank, Skelghyll Lane, Ambleside, LA22 0HF

Strawberry Bank really is something special. A unique and welcoming property, with the dramatic sweep of a magnificent panorama, it is equally suited to being a wonderful family home, a lock up and leave weekend retreat, or a very special holiday let, whilst the attached field offers opportunity for grazing, keeping horses or recreation.

Quick Overview

Superb Detached Lakeland 4 Bedroom Family Home with Large Study Space

Magnificent Panoramic Lake and Fell Views

3 Fantastic Reception Rooms and Stylish Kitchen

Peaceful, Secluded and Yet Just a Short Stroll From The Village Centre

Fell Walks Right from Your Doorstep

Beautiful Gardens Bordered by Fields and Woodland

Private Driveway Plus Car Port

Superfast Broadband 42 Mbps





Location

They say that it is all about location at the end of the day, so lets start there. If you are looking for peace and quiet and the feeling that you are miles from the stresses of daily life, then this setting on the slopes of Wansfell is for you. The property offers some of the most dramatic scenery in the Lake District. However, all you need to do to visit the centre of Ambleside is simply close the door and stroll down the lane. From anywhere at the property, indoors or out, you will be hard pressed to believe such an idyllic home can be so close to everything this popular Lakeland village has to offer - but it is.



Welcome

Strawberry Bank is a truly beautiful home, impressive and welcoming without being at all ostentatious. This is a home which will undoubtedly win the heart of anyone who visits. There is something just perfect about the balance of each room, whether that is the natural light or the perfect proportions. No wonder it was occupied by generations of the same family from the 1890's to 1988 when the present owners took up residence.

You will fall in love with it as soon as you step over the threshold. The entrance porch and hallway have ample space for coats, boots etc and lead on to two wonderful south-facing reception rooms. A charming dining area with a 2-door gas Aga within a tiled inglenook leads to the adjoining kitchen. Upstairs there are light and airy landings and four excellent bedrooms with lake and fell views. There is a separate office/study that could easily be converted to another double bedroom and there are two bathrooms.





Bright & Spacious Living

Specifications

Sitting Room
20' 10" x 11' 1" (6.35m x 3.38m)

Reception/Music Room
14' 2" x 11' 7" (4.32m x 3.53m)



Sitting Room a wonderful light square bayed room enjoying fabulous lake and fell views, with window seat, beamed ceiling and shuttered window it simply oozes charm. The gas "wood burner effect" stove provides a real focal point. This lovely room is spacious enough for all, yet maintains that 'cosy' feeling for relaxing with friends and family.

Reception/Music Room welcoming dual aspect room, beautifully light and enjoying fabulous lake and fell views including Loughrigg in all its glory. Full of character with high ceiling, coving and a rather special ornate Victorian fireplace unusually set beneath a window. A cosy room, perfect for quiet relaxation this lovely room is currently enjoyed as a dedicated music room.

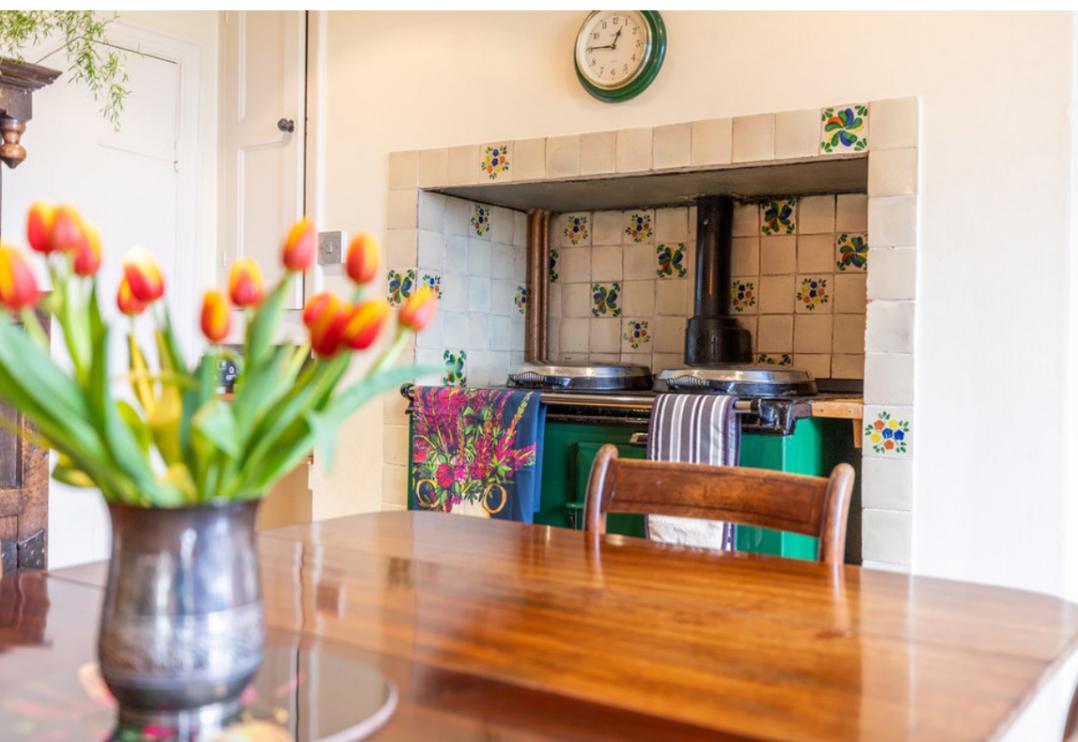
Farmhouse Style Kitchen

Specifications

Kitchen
15' 1" x 9' 11" (4.6m x 3.02m)

With farmhouse style wall and base units with complementary timber and polished slate work surfaces with integrated Belfast style sink, and appliances including a dual fuel AGA with four ring gas hob with Bosch extractor hood over. Enjoying exceptional views to the surrounding fells from the window over the sink, providing possibly the best distraction from the dirty dishes, and with a window seat from where to appreciate the garden and Lake Windermere beyond.





Wine & Dine

Specifications

Dining Room
11' 7" x 11' 11" (3.53m x 3.63m)

Featuring a two door Aga with beautiful tiled surround, as welcoming and useful whether drying clothes, warming cold dogs or settling down to a simple supper, this room also boasts fabulous views to the lake and garden. Having a beautiful timber floor (with secure access hatch to the concealed well) there is plenty of space for family dining or entertaining guests. There is an external door to the garden, and an understair cupboard with power - and would you believe a view!





Bedrooms

Specifications

Bedroom One
12' 7" x 12' 5" (3.84m x 3.78m) into bay

Bedroom Two
14' 2" x 10' 9" (4.32m x 3.28m)

Bedroom Three
10' 1" x 8' 0" (3.07m x 2.44m)

Bedroom Four
9' 9" x 8' 3" (2.97m x 2.51m)

Office/Study Room
14' 10" x 10' 8" (4.52m x 3.25m)



Upstairs there are light and airy landings and four excellent bedrooms with lake and fell views. There is a separate office/study that could easily be converted to another double bedroom.

Bedroom One Spacious double bedroom with breath-taking lake views, and a display alcove.

Bedroom Two A large and fabulously light and airy double aspect room enjoying simply superb garden, lake and fell views.

Bedroom Three A dual aspect double bedroom with stunning fell views.

Bedroom Four A good sized single room with integrated wardrobe and view of the lake.

Shower Room Having tiled walls and views of Wansfell and the Fairfield Horseshoe, a three piece suite comprising New Team shower, wash basin set within a vanity style unit, and WC.

House Bathroom Dual aspect with superb lake views, having tiled walls and a four piece suite comprising a panel bath, Aqualisa shower, wash hand basin and WC.





Outside

A rather splendid large tiered garden with plenty of space in which to sit and relax whilst taking in the glorious lake views and listening to birdsong. Lawns, borders with mature shrubs and trees, as well as a paved patio area ideal for enjoying a morning coffee, or perhaps a glass of something cool at the end of the day. Also featuring its own field (4.5 acres) with a profusion of wild flowers, this is a true haven for wildlife and an ideal grazing area for livestock or indeed horses.

Additionally there are three very useful outdoor stores, ideal for stowing away garden and outdoor equipment, as well as a spacious timber cabin - currently in use as a dedicated games room. Plus two further stone stores with slate roofs to the rear of the property.

Important Information

Services:

The property is connected to mains gas, electric and water. Private drainage to septic tank was upgraded to a new system in 2023 to meet the current regulations.

Energy Performance Certificate:

Available on our website and also at any of our offices.

Council Tax Band :

Westmorland and Furness Council - Band G.

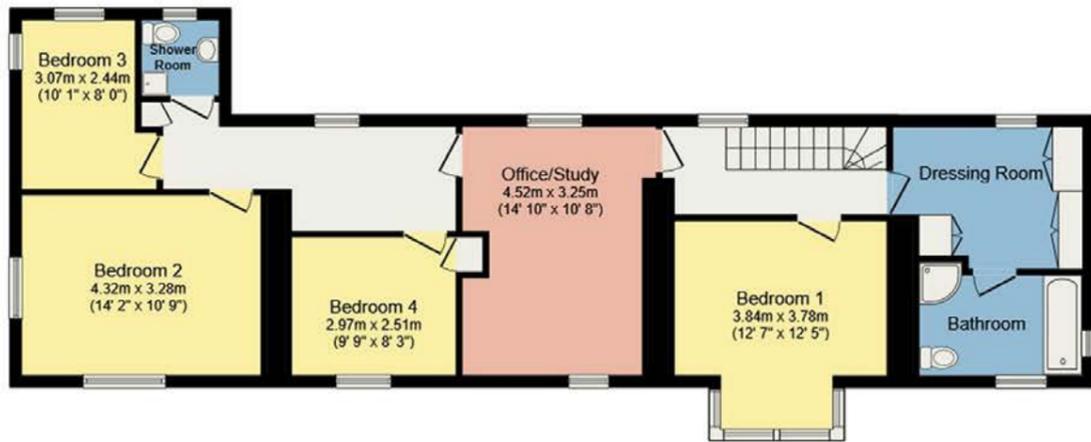
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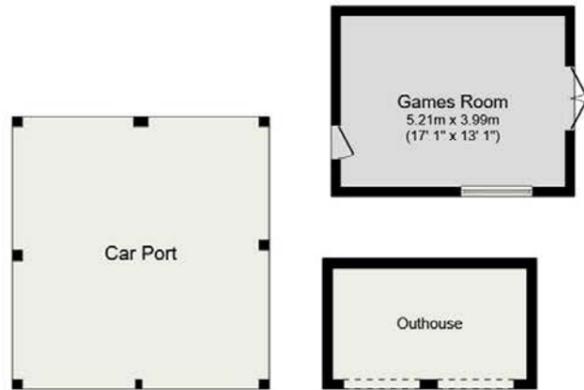
Tenure:

Freehold.





First Floor



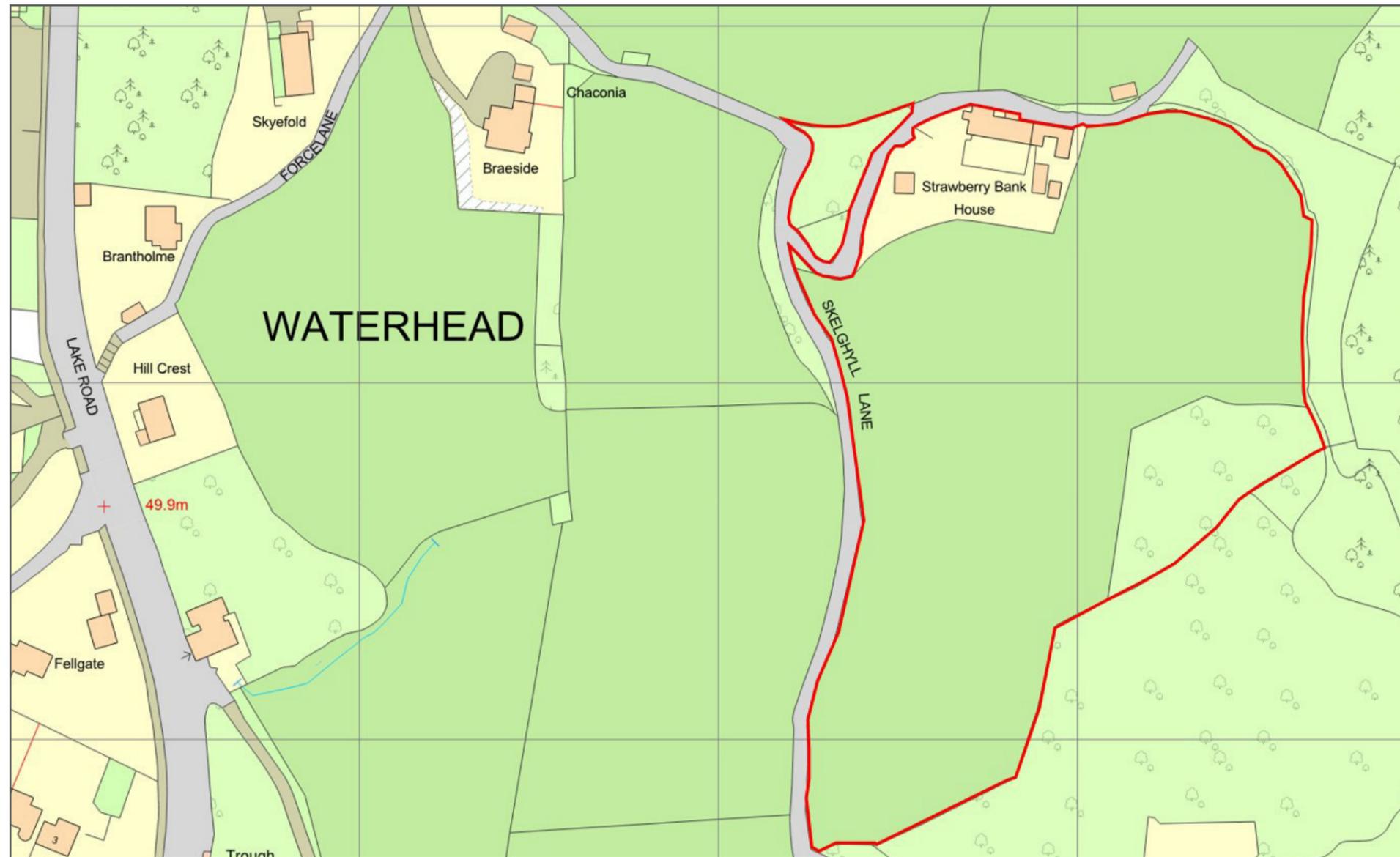
Outbuildings



Ground Floor

Total floor area 236.8 m² (2,549 sq.ft.) approx

This plan is for layout guidance only and is not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in preparation of this plan, please check all dimensions, shapes and compass bearings before making any decision reliant upon them.



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& LEIGH**

Viewings

Strictly by appointment with Hackney & Leigh.

To view contact our Ambleside office:

Call us on 015394 32800

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