



**Hayward
Tod**

3 Bed Detached Bungalow | Annan View | Kirkbampton | Carlisle | CA5 6JB

£365,000





An immaculate bungalow with en-suite main bedroom and dressing area. Large modern living kitchen. Detached garage. Open views to the rear across the Solway.

entrance hall | living room | living dining kitchen | en-suite main bedroom with dressing room | beds 2 & 3 | large loft | detached single garage | driveway parking | rear garden | double glazing | oil fired central heating | mains water, electricity and drainage | council tax band D | EPC pending | freehold

APPROXIMATE MILEAGES

Carlisle 6 | Wigton 7.5 | M6 motorway 7 | Penrith - North Lake District 26

WHY KIRKBAMPTON?

Nestled in the picturesque countryside on the Solway Coast, just a short drive from Carlisle, the charming village of Kirkbampton offers the perfect blend of rural tranquility and convenient access to amenities. Surrounded by lush greenery and open fields, Kirkbampton provides a peaceful retreat, ideal for families and nature lovers alike. The local community is close-knit and welcoming, with a village school and historic church adding to its traditional charm. With excellent road links to Carlisle and beyond, this serene village offers the best of both worlds-country living without sacrificing modern convenience.

ACCOMMODATION

Offered in superb condition both inside and out, the property has been well cared for and significantly improved by the current owners. An impressive modern kitchen living space spans the rear of the property, with double doors leading out to the private garden. There is a good size sitting room at the front of the property. There are three bedrooms, including an excellent en-suite main bedroom with large walk-in dressing room. The second bedroom is also a good double and the third a large single currently



utilised as a study. The main bathroom has a shower over the bath and the en-suite a large shower. There is considerable storage space within the loft, which is boarded and shelved. Externally the property has a large gated driveway and a detached garage/workshop to the rear. The garden is kept low maintenance thanks to a small area of lawn and paving, and benefits from far reaching views.



FLOOR PLAN TO FOLLOW

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.