Claife View, 7 Ferney Green Drive
Bowness-on-Windermere
Asking Price £550,000
A well proportioned detached bungalow situated amidst generous gardens and grounds in a desirable residential area within the Lake District National Park. Having three bedrooms, two reception rooms, breakfast kitchen, shower room, cloakroom, garage with utility space and workshop/store.
CLAIFE VIEW

A well proportioned detached bungalow set amidst private gardens and grounds located in a desirable residential area within the Lake District National Park. The bungalow is pleasantly tucked away at the head of a cul-de-sac yet remains convenient for the many amenities available in Bowness and Windermere and offers easy access to the rest of the Lake District National Park and links to the M6.

The accommodation briefly comprises of an entrance hall, sitting room, dining room, breakfast kitchen, three bedrooms, a shower room, garage with utility space, workshop/store and a cloakroom. The bungalow benefits from double glazing to the most part and gas central heating.

Outside offers generous gardens and grounds with a garage and ample driveway parking.

ENTRANCE HALL
18' 4" max x 10' 5" max (5.60m x 3.20m)
Double glazed door with adjacent double glazed window, radiator, built in cloaks cupboard, loft access, fitted mirror.

SITTING ROOM
19' 9" max x 14' 2" max (6.03m x 4.33m)
Double glazed patio door, two radiators, living flame gas stove to slate fireplace, feature alcove, feature shelving.

DINING ROOM
19' 9" max x 13' 5" max (6.04m x 4.11m)
Double glazed window, two radiators, coving, television point, telephone point.

BREAKFAST KITCHEN
18' 8" max x 18' 4" max (5.70m x 5.60m)
Single glazed door, single glazed feature window, double glazed window, two radiators, base and wall units, stainless steel sink, built in oven, gas hob with extractor hood over, integrated fridge, built in airing cupboard housing gas combination boiler, coving, recessed spotlights, tiled splashbacks, fitted shelving.
BEDROOM
15' 7" max x 13' 5" max (4.76m x 4.11m)
Double glazed window with additional glazing, radiator, fitted wardrobe, built in wardrobe, telephone point.

BEDROOM
13' 5" max x 9' 3" max (4.10m x 2.83m)
Double glazed window, radiator, wash hand basin to vanity, built in wardrobe.

BEDROOM
13' 5" x 8' 5" (4.11m x 2.59m)
Double glazed window with additional glazing, radiator, fitted wardrobe.

SHOWER ROOM
8' 9" x 5' 11" (2.67m x 1.82m)
Two double glazed windows, radiator, three piece suite in white comprises W.C. with concealed cistern, wash hand basin to vanity and fully panelled shower enclosure with thermostatic shower, part tiling to walls, shaver point.

CLOAKROOM
5' 8" x 3' 2" (1.75m x 0.97m)
Single glazed window, radiator, two piece suite in white comprises W.C. and wash hand basin, fitted mirrored wall unit, fitted mirror.

GARAGE WITH UTILITY SPACE
21' 3" x 10' 6" (6.50m x 3.21m)
Fob operated up and over door, light and power, sink unit, fitted wall units and shelving, space for electric cooker and freezer, plumbing for washing machine and dishwasher, water supply, fitted coat hooks.

WORKSHOP/STORE
16' 1" x 5' 7" (4.91m x 1.71m)
Single glazed window, light and power, fitted shelving.

OUTSIDE
There is ample driveway parking to the front of the garage and the delightful gardens and grounds offer several patio's and seating areas, a delightful sloping garden which includes a lawn, a pond and a variety of mature trees and established shrubs providing colour and interest throughout the year.

SERVICES
Mains electricity, mains gas, mains water, mains drainage.

COUNCIL TAX BANDING
Currently Band G as shown on the Valuation Office website.
DIRECTIONS
From our Windermere office follow Lake Road to Bowness continuing past the lake front towards the Marina Village. After passing Glebe Road on the right take the next turning on the left. Follow the road around to the left into Ferney Green Drive. Turn left at the T-Junction to find Claife View located on the right at the head of the cul-de-sac.