



HUNTERS®

Low Cottages

Endmoor, Kendal, LA8 0HB

Guide Price £210,000

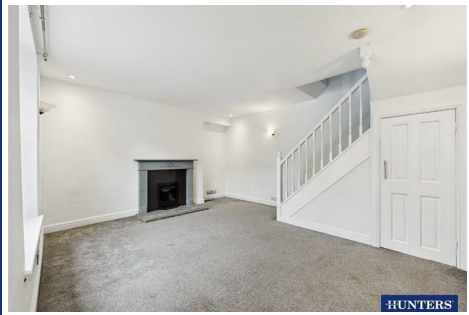


- Two Bed Double Fronted Cottage Style Terraced
- Large Living Room
- Large Storage Room on First Floor offering Flexible Uses
- Ready for Some Updating
- No Chain
- Surprisingly Spacious Accommodation
- Dining Kitchen
- Double Glazed and Gas Central Heating
- Off Road Parking and Front Garden
- EPC Band B

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Behind the double fronted elevation of this two bed mid-terraced home lies a surprisingly spacious interior, and having been let out for a few years it is now ready for some general updating. Far larger than most two-bed terraces, it is ideally suited to first-time buyers and those with a young family and who are wanting to get stuck into a property to improve and make their home. At ground level the accommodation comprises of an entrance vestibule, a large living room and a dining kitchen, whilst to the first floor you will find two bedroom, a bathroom, and a large storage room which offers flexible uses.

To the front there is a parking space for one vehicle and a small raised garden area currently laid to gravel. The house is double glazed and gas centrally heated, and it is offered with the benefit of no chain.

Low Cottages is located in Endmoor on an established residential street of mixed property types, with number 22 being in a row of five double fronted cottage style terraces. There is a lane to the rear leading to other smaller terraced properties and it offers some potential for additional parking behind the house, though nothing is allocated. This delightful rural village is situated approximately 5 miles south of Kendal, and offers a peaceful countryside setting with excellent access to the town and wider transport network.

Endmoor has a good range of everyday amenities including a primary school, village shop, Post Office, bakery, public house and village hall. Kendal is within easy reach, providing a comprehensive range of shopping, leisure and educational facilities, while Junction 36 of the M6 provides convenient connections throughout the region. The area is ideally placed for enjoying the beautiful South Lakeland countryside and exploring the Lake District National Park, with Oxenholme Lake District railway station also close by for national rail connections.

Entry

Stepping through a timber framed door you come to a vestibule, providing a great place to hang coats and kick off shoes. A part glazed timber door then leads into the living room.

Living Room

This is a spacious room with a window to the front elevation for natural light and an open fireplace (not tested) with mantle surround. There is plenty of space for a sofa, chairs and other living room furniture and you will find a useful understairs cupboard. An internal door leads through to the kitchen.

Dining Kitchen

The kitchen is ready for an update but features perfectly serviceable cabinets at wall and base level and with contrasting worksurfaces over. The splashbacks are tiled and there is undercounter space for a fridge and freezer. There is a free-standing range with gas hob and a washing machine, and the room is amply big enough to accommodate a family sized dinning table and chairs. You will find the gas fired boiler in the kitchen and an external door to the rear leads to the rear lane.

First Floor Landing

Reached by ascending the stairs rising from the living room, and providing access to all the first floor accomodation.

Bedroom One

The largest bedroom is a good sized double with a window to the front elevation and a range of built in wardrobes.

Bedroom Two

The second room is best described as a single bedroom and natural light is provided by the window to the front elevation.

Store Room

This is a good sized room and could suit various purposes. It is big enough to be utilised as an office, maybe a dressing room, or alternatively you

can make use of the generous proportions for putting away linen and other household items.

Bathroom

Comprising of a bath with an electric shower over and a glass shower screen, a low level WC, and a vanity unit with a wash-hand basin set on top. There is tiling to the splash areas, a radiator for drying towels, and a window to the rear elevation.

Parking & Garden

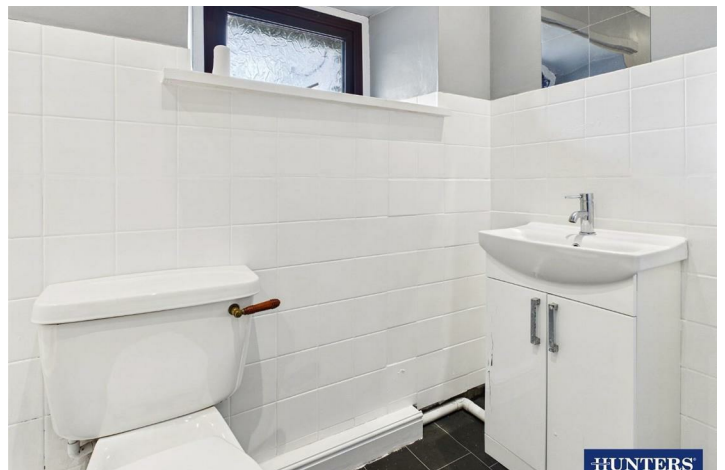
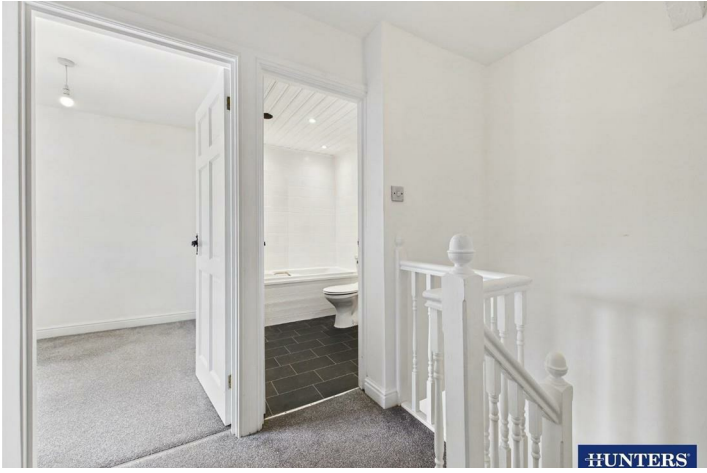
Outside to the front there is a parking space for one vehicle and a small raised garden area which is currently laid with gravel. There is a lane to the rear of the property, and whilst the property has no ownership over the land here, it is possible to park directly behind the house when a space is available.

AML Disclosure

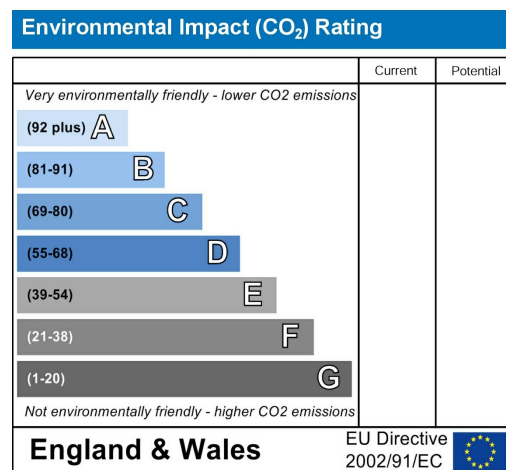
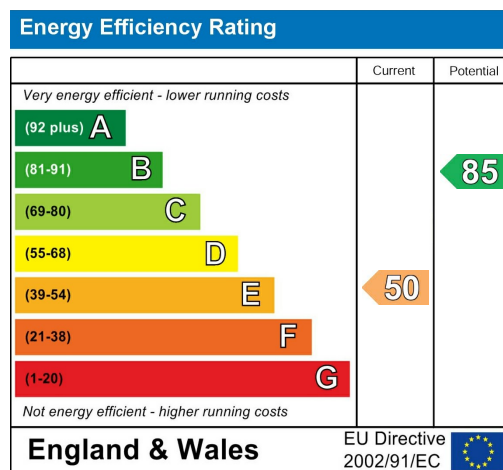
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Floorplan





Energy Efficiency Graph



Viewing

Please contact our Hunters Kendal Office on 01539 816399 if you wish to arrange a viewing appointment for this property or require further information.

Road Map



Hybrid Map





These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate. THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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