



Ulverston Road

Swarthmoor, Ulverston, LA12 0JB

Offers In The Region Of £178,000

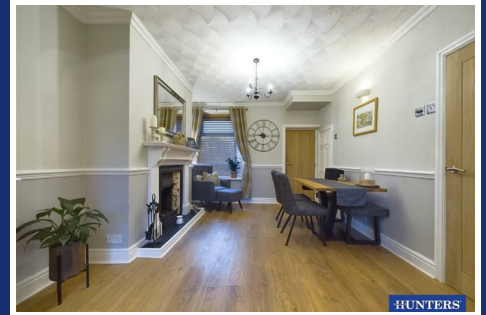


- Close to the pretty market town of Ulverston
- Ideal first time buy or investment buy
- Open plan living/dining room with feature fireplace
- Contemporary bathroom suite
- Courtyard garden with gated parking
- Modernised throughout by the current owners
- Deceptively spacious throughout with high ceilings
- Newly fitted modern kitchen
- Two double bedrooms with farmland views
- Energy performance certificate D / low council tax band B

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This deceptively spacious cottage has been modernised by its current owners to a high standard throughout, being highly convenient for the bustling market town of Ulverston, Low Furness villages and Barrow in Furness.

Being a great starter home for first time buyers, investment buyers or those wanting a base close to Lake District National Park.

The internal layout consists of an inner entrance hallway with new carpets, decor and feature panelling, leading into two open-plan reception rooms with high ceilings, a cosy seating area, and a beautiful Victorian styled open fireplace within the dining room, that leads into the newly fitted contemporary styled kitchen.

To the first floor you will find a spacious landing with an original balustrade, leading into an impressive generously sized bathroom suite, with featured tiling and integrated storage. Two double bedrooms, both with space for storage and bedroom two with direct farmland views.

Outside the property you will find an enclosed courtyard style low maintenance garden, with artificial grass, an outside store and double gates providing access onto Park Road, which provides either; on street parking in-front of the gates, or within the courtyard. To the front of the house there is a front gated/walled forecourt with gravel and parking beds.

The property benefits from a newly installed gas combination boiler within 2020, has full double glazing and has benefitted from a new roof.

Open plan living rooms

22'2" x 11'1" (6.76m x 3.38m)

Open plan living room, with space for a cosy lounge and dining area. Open fireplace with an Victorian surround. High ceilings, windows either side of the room, pendant lighting, under-stair storage. Modern and newly completed decor with wood-style flooring.

Kitchen

8'2" x 6'10" (2.49m x 2.08m)

Newly fitted contemporary kitchen dark blue, shaker units with copper handles, large windows over looking the courtyard garden. Wood style flooring, soft grey decor and spot lighting.

Entrance hall

13'3" x 3'1" (4.04m x 0.94m)

Newly completed, modern decor, lower panelled walls, with featured newly completed wallpapered upper walls into the landing. Pendant light and modern UPVC front entry doorway.

Landing

12'5" x 5'7" (3.78m x 1.70m)

High ceiling, newly completed decor, carpets and pendant lighting. Attic access to a boarded and insulated loft space.

Bathroom

7'11" x 6'8" (2.41m x 2.03m)

Modern tiling, with Spanish style flooring and spot lighting. P-bath with shower above, fitted storage with inbuilt lighting. Freestanding sink, black fittings/ W.C and a featured light up mirror.

Bedroom one

9'0" x 13'11" (2.74m x 4.24m)

Master bedroom with space for a super king bed, space for wardrobes, neutral decor with a feature wall. Front facing windows, pendant lighting and new carpets.

Bedroom two

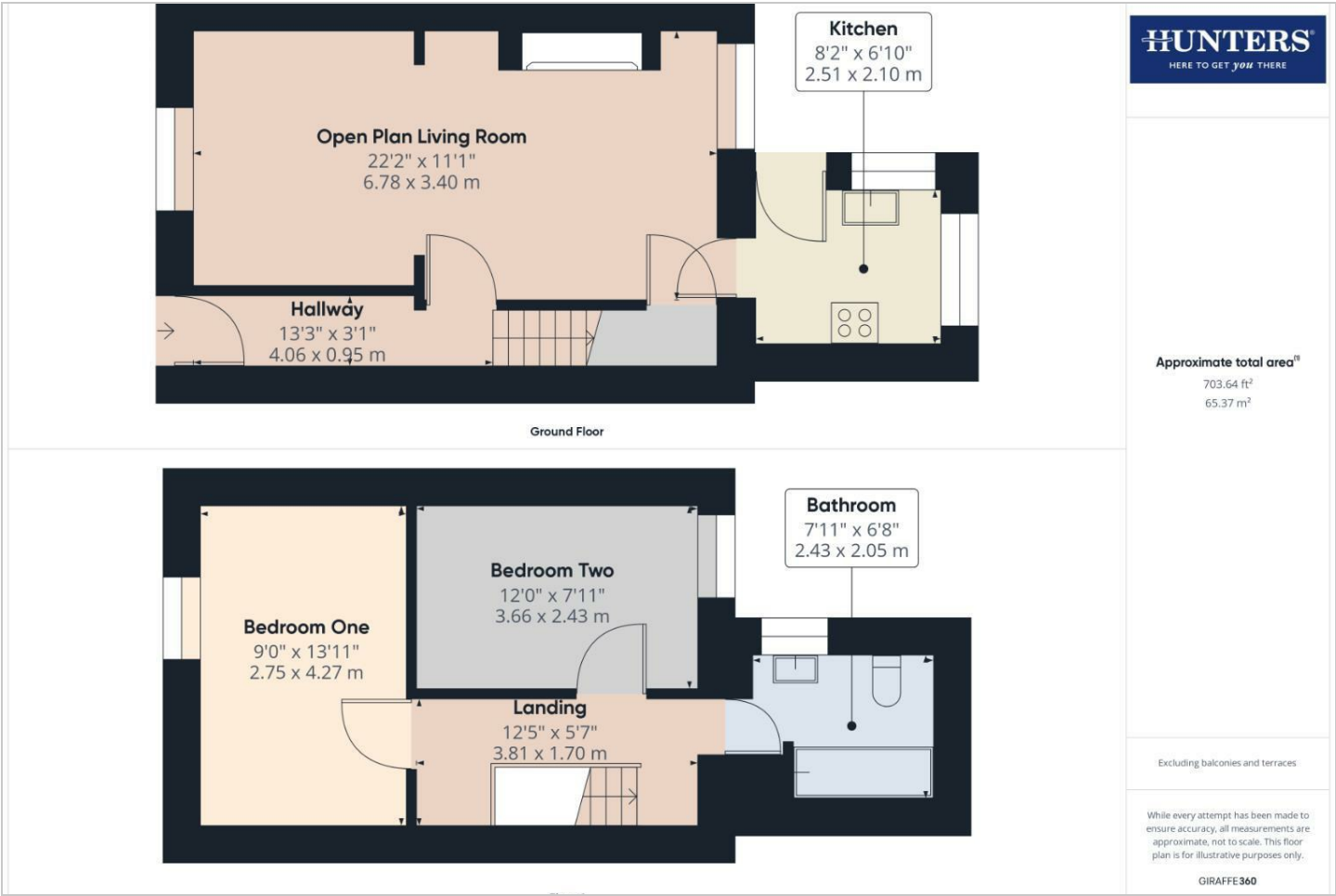
12'0" x 7'11" (3.66m x 2.41m)

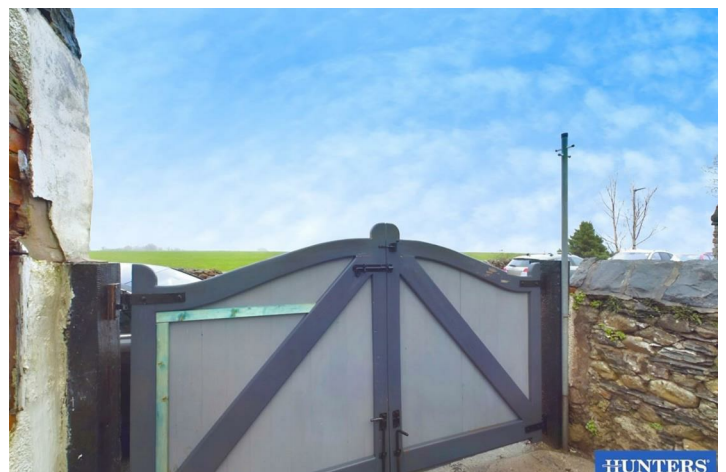
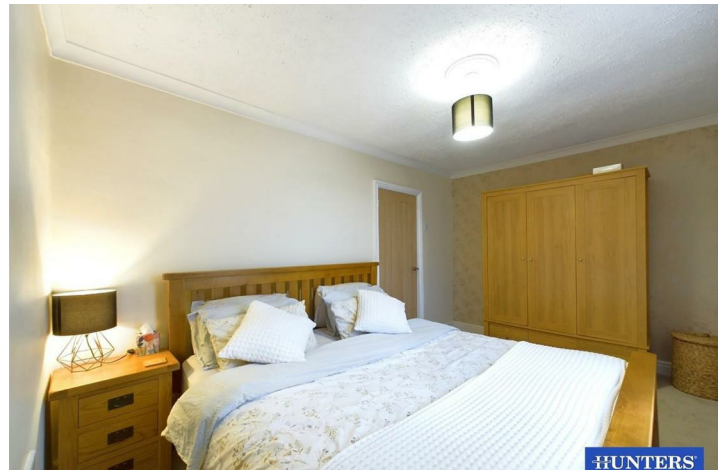
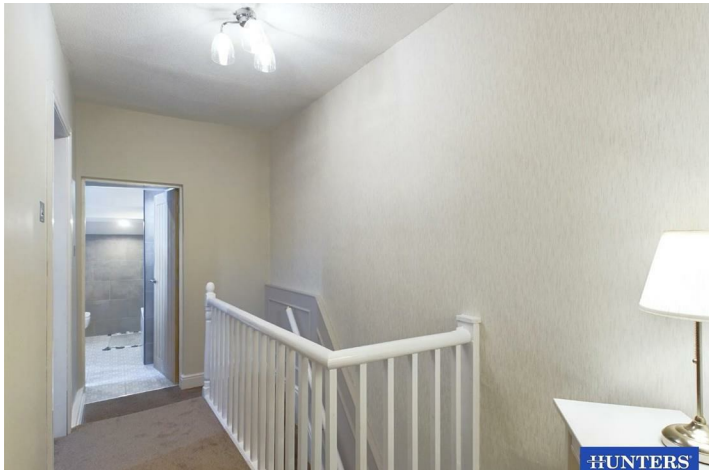
Double in size, neutral decor with a contrasting panelled wall. Pendant lighting, grey carpets and great rear views across open farmland.

Outside

Sizable courtyard garden with space for outside dining, with artificial grass, a metal shed and double gated driveway. Parking could be created if the metal shed is removed within the courtyard, but the current owners currently park outside the double gates. To the front of the property, you will find a front walled/gated fore-courted garden.

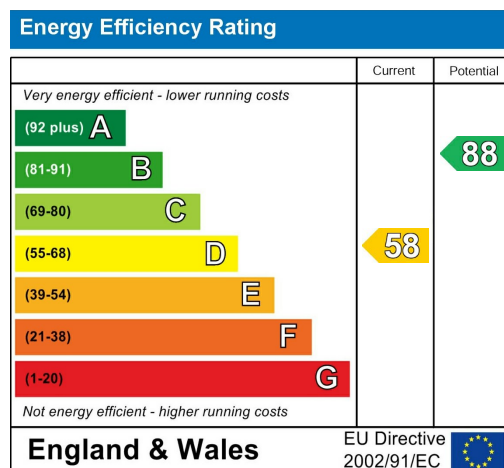
Floorplan







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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