



Dacre Road, Brampton

- Cul de sac location
- Modern Kitchen
- Stud wall providing a 3rd bedroom
- EPC rating E
- Garage
- Living room with French doors opening onto the garden
- Low maintenance attractive garden
- Council tax band A

Guide Price £125,000

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DESCRIPTION

Attractive end of terrace in cul de sac location with garage. Accommodation comprising; Entrance hall, living, dining room, fitted modern kitchen and utility to the ground floor. To the first floor is a bathroom and 3 bedrooms with a stud wall between bedrooms 2 and 3. Externally is an attractive and low maintenance frontage with an enclosed rear garden and a garage.





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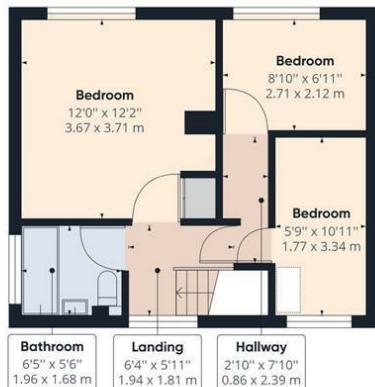
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Ground Floor Building 1



Floor 1 Building 1

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ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs (92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

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.

Viewing

Please contact our Hunters Carlisle Office on 01228 584249 if you wish to arrange a viewing appointment for this property or require further information.

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