



Cumberland Street, Workington

- MID TERRACE
- LIVING ROOM & DINING ROOM
- SPACIOUS REAR YARD
- NO ONWARD CHAIN
- TWO DOUBLE BEDROOMS
- FIRST FLOOR BATHROOM
- CLOSE TO AMENITIES
- 7% YIELD

Guide Price £90,000

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Cumberland Street, Workington

DESCRIPTION

Are you looking for the perfect starter home or a worthy investment? Then this beautifully presented mid-terrace property is perfect for you! Situated on the outskirts of town, you are within easy reach of local amenities, transport links and schools. The property briefly compromises of a dining room, reception, and a galley style kitchen to the ground floor. On the first floor are two spacious double bedrooms, and a bathroom. This gem of a home also has a beautifully presented rear yard. Viewings highly recommended.





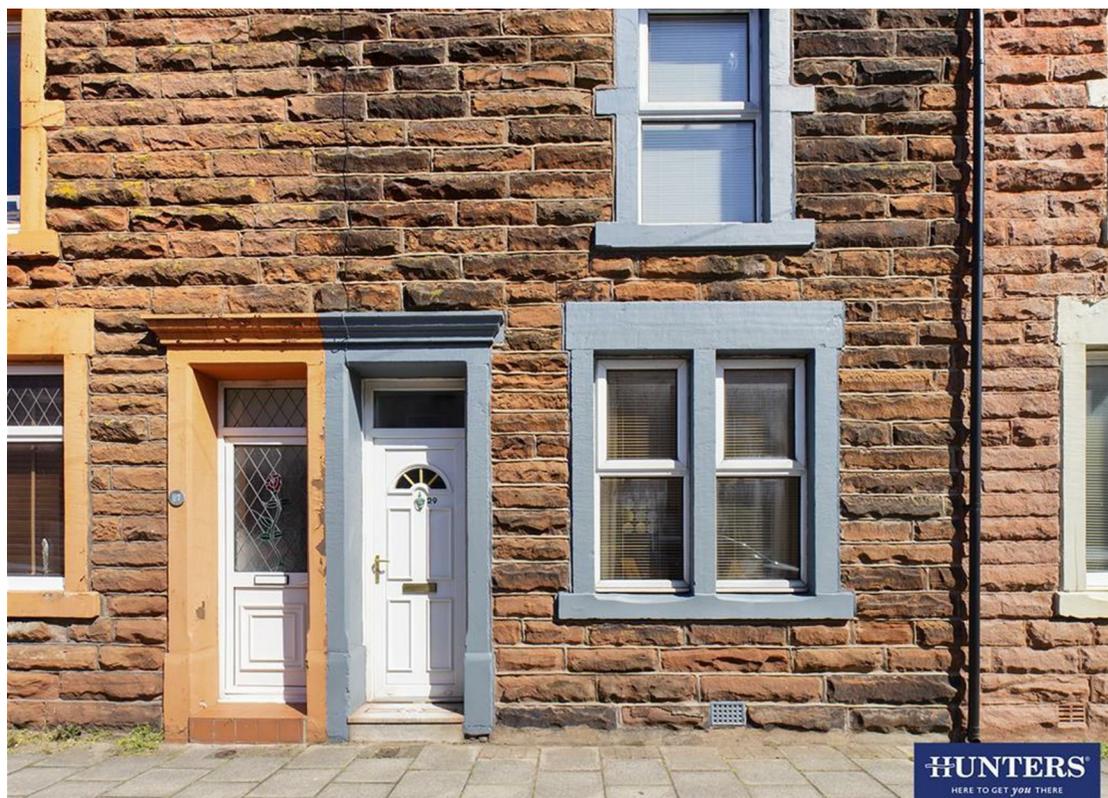
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Approximate total area⁽¹⁾
732.76 ft²
68.08 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

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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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