



Wasdale Park, Seascale

- Extended semi detached house
- Living room/ Dining room
- Highly sought-after estate
- Front and rear Gardens
- EPC - D
- Five bedrooms
- Kitchen, Sunroom
- Coastal Town Location
- Garage / Workshop
- Council tax band - C

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Wasdale Park, Seascale

DESCRIPTION

A large 5-bed family home with gardens front and rear and extended views of the Lakeland Fells. Located on a quiet street in the popular Seascale, nestled on the West Coast of Cumbria. The property has been extended to create two extra bedrooms with an ensuite and an integral garage creating some fabulous family space. Now ready for some decorative updates and finishing off, this home is offered at an advantageous price for the new owner to come in and make their own.

Accommodation comprises of entrance hall, good sized living room and diner, a well fitted kitchen with large range cooker, and then upstairs there is a master bedroom with ensuite, and four further bedrooms, three of which are doubles and a family bathroom.

There is a good size front lawn and a driveway for parking and this leads to the integral garage. To the rear is a further lawn with some hardstanding area and offering beautiful views over the countryside and onwards to the Lakeland Fells.

The property benefits from double glazing and gas central heating with a brand new boiler being fitted as recently as October 2022. An ideal purchase for a family with a need for extra space and willing to take on some decorative works.

Seascale is a former Victorian seaside resort and much of the charm still remains, with long beaches running along the seafront and the village retains a number of local shops, cafes, and a bar. For bigger shops you head into Egremont (9 miles) and Whitehaven is just 6 miles further on. There is a primary school in the village and the West Lakes Academy in Egremont is the closest secondary school.

Commuting up and down the West Coast is easy using the A595 and one of the region's biggest employers, Sellafield, is easily accessible. Seascale has a rail station linking it to the Cumbria Coast Line and it is just a 10 mile drive to Wasdale and the famous nearby peak of Scafell Pike in the Lake District National Park.

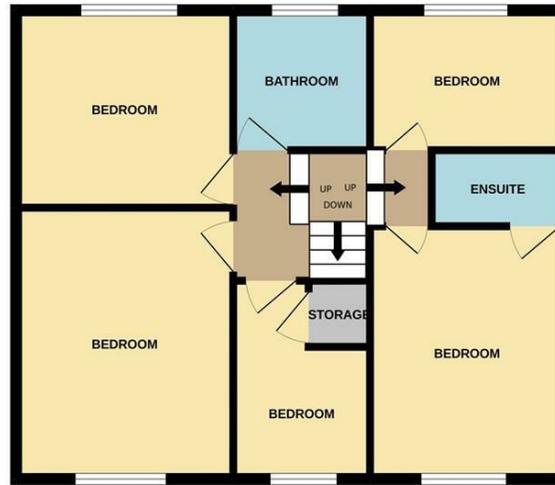




GROUND FLOOR
795 sq.ft. (73.8 sq.m.) approx.



1ST FLOOR
631 sq.ft. (58.6 sq.m.) approx.



TOTAL FLOOR AREA: 1426 sq.ft. (132.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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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		77
(69-80) C	64	
(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.

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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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