

Cumbrian Properties

53 English Street, Longtown



Price Region £165,000

EPC-

Spacious end-terraced property | Close to amenities
2/3 reception rooms | 3/4 bedrooms | FF bathroom
Rear yard | Many original features

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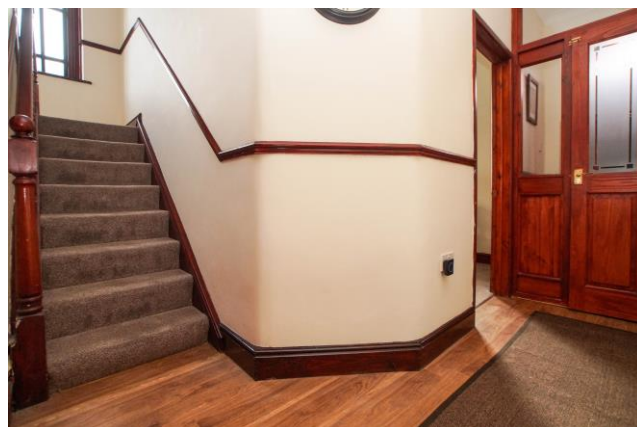
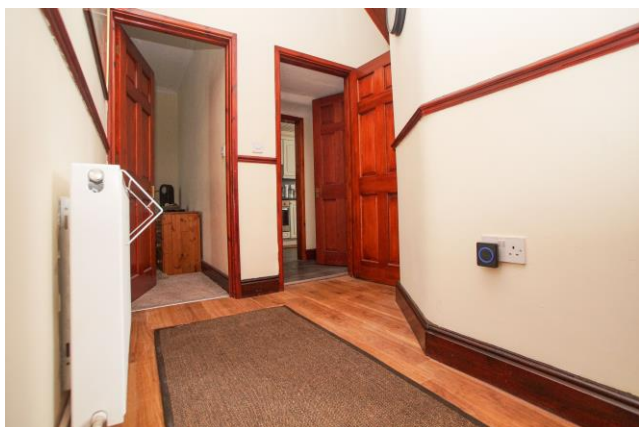
This characterful and spacious three/four double bedroom corner terraced property briefly comprises vestibule, entrance hall, three spacious reception rooms with high ceilings and original fireplaces and one with French doors to the rear garden, and dining kitchen. To the first floor there are three generous double bedrooms and a four piece family bathroom. The oil central heated and double glazed accommodation benefits from an easy to maintain yard with outhouses providing storage. Within walking distance from local shops, schools and regular bus routes. Sold with the benefit of no onward chain.

The accommodation with approximate measurements briefly comprises:

UPVC door into vestibule

VESTIBULE Wood effect laminate flooring, electric radiator, dado rail, coving to ceiling and door to entrance hall.

ENTRANCE HALL (10' x 4') Wood effect laminate flooring, radiator, coving to ceiling and dado rail. Doors to rooms.



ENTRANCE HALL

RECEPTION ROOM 1 (12' x 11'7) UPVC windows to the front and side, coving to ceiling, ceiling rose, radiator and original fireplace.



RECEPTION ROOM 1

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RECEPTION ROOM 2 (10'9 x 10'6) UPVC window to the front, radiator, cupboard housing the consumer unit, and double glazed patio doors to the rear yard.



RECEPTION ROOM 2

RECEPTION ROOM 3 (15' x 12'8) UPVC window to the side, coving to ceiling, radiator and fireplace with wooden mantle and pillars.



RECEPTION ROOM 3

INNER HALLWAY Staircase to the first floor, understairs storage cupboard with light and power sockets, door to dining kitchen.

DINING KITCHEN (19'3 x 7'2) Fitted kitchen incorporating sink unit with drainer and mixer tap, four burner hob with overhead extractor, electric oven and grill and plumbing for washing machine. Wood effect laminate flooring, radiator, panelled ceiling and UPVC door to the rear yard.



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FIRST FLOOR

HALF LANDING Double glazed window to the rear.

LANDING Loft access, doors to bedrooms and bathroom.

BEDROOM 1 (12'4 x 10'7) Wood framed double glazed window to the front, coving to ceiling and radiator.



BEDROOM 1

BEDROOM 2 (15' x 11') Fitted shelved storage cupboards, wood framed double glazed window to the side, coving to ceiling and radiator.



BEDROOM 2

BEDROOM 3 (14'10 x 13'8) Wood framed double glazed windows to the front and side, coving to ceiling and radiator. Presently utilised as the lounge.



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BATHROOM (11'7 x 7'6) Four piece suite comprising wash hand basin, WC, panelled bath and walk-in shower unit with electric shower. Tiled flooring, radiator and wood framed double glazed frosted windows to the rear.



BATHROOM

OUTSIDE Enclosed rear yard with outhouses, oil tank and pedestrian gate giving access to the front of the property. The property currently benefits from planning permission to erect a garage, if required.



REAR YARD & OUTHOUSES



EXTERNAL

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TENURE We are informed the tenure is Freehold

COUNCIL TAX We are informed the property is Tax Band B.

NOTE These particulars, whilst believed to be accurate, are set out for guidance only and do not constitute any part of an offer or contract - intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to their accuracy. No person in the employment of Cumbrian Properties has the authority to make or give any representation or warranty in relation to the property. All electrical appliances mentioned in these details have not been tested and therefore cannot be guaranteed to be in working order.

EPC TO FOLLOW

reasons to sell with us...

more than

455

properties listed in our
Carlisle office

more than

390

properties sold from
our Carlisle office

we sold

255

more properties than
our closest competitor

we have over

500

Google reviews with a
4.9/5 Google Rating

*UK Rightmove, Market Share Information
from 31/01/2023 - 31/01/2024, CA1 to CA8

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