

# Cumbrian Properties

4 Greenside Road, Morton Park



Price Region £60,000

EPC-C

Ground floor flat | Popular residential area  
1 reception room | 1 bedroom | 1 bathroom  
Maintained communal gardens | No onward chain

01228 599940  
2 Lonsdale Street, Carlisle CA1 1DB

[www.cumbrian-properties.co.uk](http://www.cumbrian-properties.co.uk)  
[properties@cumbrian-properties.co.uk](mailto:properties@cumbrian-properties.co.uk)

## 2/ 4 GREENSIDE ROAD, MORTON PARK, CARLISLE

A one bedroom, ground floor flat situated in the popular residential area of Morton Park to the west of the city. The double glazed and gas central heated accommodation would be ideally suited to those looking for a low maintenance property and briefly comprises entrance porch with good size storage cupboard, lounge with electric fire, modern kitchen with the option to include appliances and access to the communal garden, double bedroom with fitted wardrobes and shower room. Externally the property benefits from maintained communal gardens with drying area and garden shed. On-street parking is available to the front of the property. Greenside Road is situated within easy walking distance of local shops and parks and is on regular bus routes to the city centre. Sold with the benefit of no onward chain.

The accommodation with approximate measurements briefly comprises:

**UPVC front door into entrance porch.**

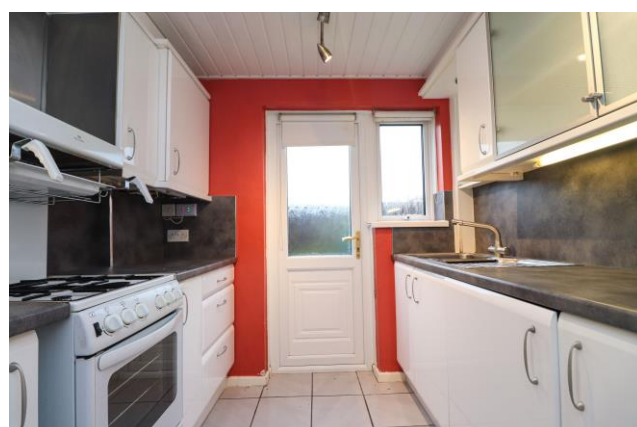
**ENTRANCE PORCH** Built-in storage cupboard and door to lounge.

**LOUNGE (13'8 max x 10')** Coal effect electric fire, double glazed window to the front, radiator and coving to the ceiling. Doors to inner hall and kitchen.



LOUNGE

**KITCHEN (8' max x 7'6 max)** White high gloss fitted kitchen incorporating space for a cooker, space for fridge, plumbing for washing machine, stainless steel sink with mixer tap, cupboard housing the combi boiler, panelled ceiling, tiled flooring, UPVC double glazed window and door to the rear garden.



KITCHEN

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**INNER HALL** Built-in storage cupboard, doors to bedroom and shower room.

**BEDROOM (12' x 8')** A range of fitted wardrobes, double glazed window to the rear, radiator and coving to the ceiling.

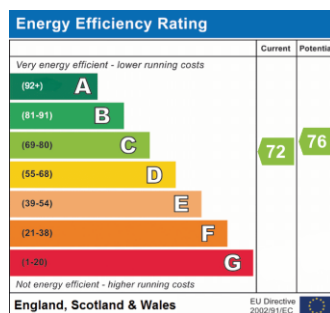


BEDROOM

**SHOWER ROOM (6' max x 4'9 max)** Three piece suite comprising fully tiled corner shower cubicle, wash hand basin and WC. Part tiled walls, double glazed frosted window, tiled flooring and heated towel rail.



SHOWER ROOM



**OUTSIDE** Maintained communal rear garden with drying area and garden shed.

**TENURE** We are informed the tenure is Leasehold.

**COUNCIL TAX** We are informed the property is Tax Band A.

**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.

