

Cumbrian Properties

21 Tait Street, Carlisle



Price Region £140,000

EPC-D

Period terraced townhouse | Grade II listed
2 reception rooms | 3 double bedrooms | 2 bathrooms
Cellar | City centre location with residents parking

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This Grade II listed period terraced property is bursting with character and is immaculately presented throughout offering three double bedrooms, two bathroom, two reception rooms and plenty of outside storage. Entry through the front door into the entrance hall with a stunning staircase leading to the first floor, lounge with sash window and original decorative fireplace with lighting, dining kitchen with stainless steel fireplace housing an electric fire, modern light and airy kitchen with Velux window, modern shower room and side lane providing storage for bicycles with an additional overhead unit providing a generous storage facility. To the first floor the spacious landing has access to a part boarded loft housing the combi boiler, three double bedrooms all with fitted wardrobes and decorative fireplaces with lighting to two, and a well-designed four piece bathroom with walk-in shower and separate drying area. Externally, to the front of the property there is residents parking and a low maintenance rear yard laid to slate chippings with a utility outhouse housing the washing machine and tumble dryer. Original stone steps lead down to the cellar where there is the original stove and plenty of storage which would make an ideal games room, work from home office or workshop. The property is situated in the city centre within easy walking distance of all amenities including shops, supermarkets and railway station. There is residents parking to the front of the property but potential to purchase additional parking from the car park to the rear of the property. The property would suit couples and families alike and has also been a very successful rental investment property having been rented as an HMO for several years and is sold with the benefit of no onward chain.

The accommodation with approximate measurements briefly comprises:

Front door into entrance hall.

ENTRANCE HALL Doors to lounge, dining kitchen, inner hall and cellar. Staircase to the first floor, radiator, original coving and cornice, ceiling spotlights and composite door to the rear yard.



ENTRANCE HALL

LOUNGE (13'7 max x 13' max) Sash window to the front with original shutters and wood panelling below, original decorative cast iron fireplace with lighting, coving to the ceiling and radiator.

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LOUNGE

DINING KITCHEN (18'9 max x 10'3 max)

DINING AREA Stainless steel fireplace housing an electric fire, radiator and opening to the kitchen area.

KITCHEN AREA Fitted kitchen incorporating an electric oven and four ring electric hob with extractor hood above, one and a half bowl undermounted sink unit with mixer tap, brick effect tiled splashbacks, double glazed window overlooking the rear yard, double glazed Velux window and wood flooring.



DINING KITCHEN

INNER HALL Doors to shower room and side lane.

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SHOWER ROOM (8'7 max x 3'4 max) Three piece suite comprising walk-in shower cubicle with waterfall shower head, WC with concealed cistern and vanity unit wash hand basin. Tile effect flooring, heated towel rail and ceiling spotlights.



SHOWER ROOM

SIDE LANE Original stone flooring, overhead cupboard providing a generous storage facility, and door to the front of the property.

CELLAR (13' x 12'3) Original stone steps, original feature stove, sash window, built-in storage, ceiling spotlights and two further storage areas. Could provide an ideal games room, work from home office or workshop.



CELLAR

FIRST FLOOR

LANDING Sash window, doors to bedrooms and bathroom. Access to the loft, via a drop down ladder, housing the combi boiler.

BEDROOM 1 (13' max x 10'6 max) Original cast iron decorative fireplace, sash window to the front, built-in wardrobe and radiator.



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BATHROOM (10'8 x 7'9 max) Four piece suite comprising panelled bath, WC, wash hand basin and walk-in shower cubicle with waterfall shower head, separate drying area and double glazed frosted sash window. Part tiled walls, ceiling spotlights, wood effect flooring, double glazed frosted sash window and heated towel rail.



BATHROOM

BEDROOM 2 (11'5 max x 10'4 max) Original cast iron decorative fireplace with lighting, sash window to the rear, built-in wardrobe and radiator.



BEDROOM 2

BEDROOM 3 (11'7 max x 9' max) Sash window to the front, built-in wardrobe and radiator.



BEDROOM 3

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OUTSIDE Low maintenance rear yard laid to stone chippings with utility outhouse housing the washing machine and tumble dryer, and outside tap. Residents permit parking is available to the front of the property.

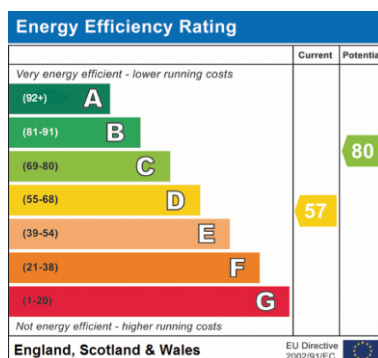


REAR YARD

TENURE We are informed the tenure is Freehold.

COUNCIL TAX To be confirmed by the vendor.

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