

**CAUSEY PIKE,
2A CHESTNUT HILL HOUSE,
CHESTNUT HILL, KESWICK**

**Edwin
Thompson**



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Causey Pike, 2a Chestnut Hill House, Chestnut Hill, KESWICK, Cumbria, CA12 4LS

Brief Résumé

Fabulous Views. Causey Pike is a deceptively spacious first floor Three-bedroom apartment located within walking distance of the vibrant town of Keswick. Internal viewing highly recommended.

Description

Causey Pike is a lovely Grade II listed property, where a mix of four properties form part of a former Georgian mansion. The property is situated a little way up Chestnut Hill and within easy walking distance of Keswick Town via the very popular old railway line or simply walking along Penrith Road. This property is in an enviable position being elevated and able to take in the breath-taking views of a range of Lakeland fells. Benefitting from parking and a private garden, Causey Pike has everything you need and would be suitable as a permanent residence, second home, holiday let or residential let.

As you approach Causey Pike, there is gravelled parking to the front. The property has its own private entrance that enters an entrance porch and through the door into a large entrance vestibule with storage for bikes, boots, shoes and coats. There is a feature fireplace and a door to the garden. From here the staircase takes you to the first floor where there is an extensive landing flowing through the property, the first room on the right is the kitchen, very modern in design with fully integrated appliances, a window faces the rear of the property with stunning views of the local mountain range. The next room you come to is the lounge, a beautiful room with a large bay window facing the rear with panoramic views of the fells. A feature fireplace takes centre stage that has slate surround and hearth. The lounge is large enough to accommodate a dining table and chairs should you wish too. Along the light and airy corridor is a double bedroom again with views and a double/twin bedroom, again, facing the rear with views. The next bedroom is the master bedroom, this room is stunning, the space provided is large and



the views are simply superb. The master bedroom has an en-suite with walk in shower, WC and wash hand basin. Leaving the master bedroom you enter back on to the landing which is larger in size than the rest and could accommodate a small work from home area with its natural light shining through the windows. Just off the landing is a good size storage cupboard and access to the family bathroom. This room is a great size and has a bath with shower above, WC and wash hand basin. The property benefits from gas central heating.

Accommodation:

Entrance

Entrance via parking area. Front door leads into a small porch with a store cupboard. Door to:

Entrance Hall

Large area with storage under the open plan stairs. Stone tiles to floor. Feature fireplace. Door to the garden. Stairs to first floor.

Landing

The landing is the length of the property with two sliding sash windows facing the front of the property. Radiator. Recess Lighting.

Kitchen

Newly installed in 2018, this space is very contemporary with a range of wall and base units with Granite work surfaces. Single sink with granite drainer, mixer tap. Integrated NEFF electric oven and NEFF electric hob. Integrated microwave and fridge/freezer. Space for washing machine. Sliding sash window to the rear garden and views of the surrounding fells. Vaillant boiler located in the kitchen cupboard. Radiator. Recess lighting.

Lounge

Fabulous room with a large bay window facing the rear garden with panoramic



views of the Lakeland fells. Feature fireplace taking centre stage with slate surround and hearth. Ample room for a dining table and chairs. Recess lighting. Two radiators.

Master Bedroom

A sizable room with sliding sash window to the rear garden and spectacular views. Recess lighting. Radiator, Door to:

En-Suite

Shower cubicle with shower above. Wash hand basin. WC. Window to side. Chrome ladder style radiator. Tiles to floor. Fully tiled to walls. Respatex to ceiling. Recess lighting.

Inner Hall

Window facing the front. Large storage cupboard. Radiator.



Bedroom Two

Double or twin bedroom. Sliding sash window to rear with views. Radiator. Recess lighting.

Bedroom Three

Double bedroom. Sliding sash window to rear and views. Radiator.

Bathroom

Bath with shower above. WC and wash hand basing housed in vanity unit. Fully tiled to walls. Tiled flooring. Chrome ladder style radiator. Mirror to wall with light above. Respatex to ceiling with recess lighting. Airing cupboard housing hot water cylinder. Sliding sash window to side.

Outside

The property has gravelled parking to the front of the property. To the rear the garden is accessed via the door in the large entrance hall. There is a seating area marked by slate chippings. A few steps down and the garden is part laid to lawn, part planted with mature shrubs and wonderful rhododendron bushes. A slate chipping path meanders round the various areas of the garden. Beautiful views.

Tenure

Leasehold

Agent's Note

Mobile phone and broadband results not tested by Edwin Thompson Property Services Limited.

Council Tax

The vendor has advised us the property is within The Cumberland Council and is council tax band D. 2024/2025 is £1860.00 per annum.



Mobile phone and Broadband services

CA12 4LS Mobile Signal

		Voice	3G	4G	5G
Three	Indoor	✓	✗	✓	✗
	Outdoor	✓	✓	✓	✗
Vodafone	Indoor	✓	✓	✓	✗
	Outdoor	✓	✓	✓	✗
O2	Indoor	✓	✗	✗	✗
	Outdoor	✓	✓	✓	✗
EE	Indoor	✓	✗	✓	✗
	Outdoor	✓	✓	✓	✗

✓ Good Coverage ⚠ You may experience problems ✗ No coverage
5G ✗ Not yet available in this area

*Information provided by the signalchecker.co.uk website

Offers

All offers should be made to the Agents, Edwin Thompson Property Services Limited.



CA12 4LS Broadband

FTTH/FTTP	✗
Ultrafast Broadband (>=100 Mbps)	✗
Superfast Broadband (>24 Mbps)	✓
Fibre (FTTC or FTTH or Cable or G.Fast)	✓
Wireless	✓
LLU	✓
ADSL2+	✓
ADSL	✓

⬇ Download: 34.5 Mbps

⬆ Upload: 4.4 Mbps

*Information provided by the thinkbroadband.com website.

Based on using BT BROADBAND ONLY

Viewing

Strictly by appointment through the Agents, Edwin Thompson Property Services Limited.

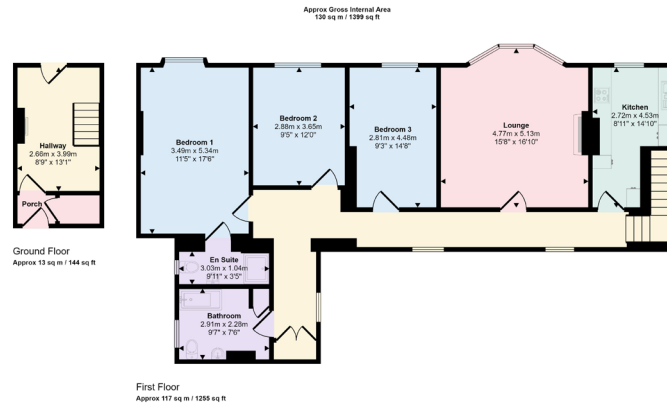
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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		80
55-68	D	67	
39-54	E		
21-38	F		
1-20	G		



Berwick upon Tweed
Carlisle
Galashiels
Kendal
Keswick
Newcastle
Windermere

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