

Cumbrian Properties

5 Wetheral Street, Caldewgate, Carlisle



Price Region £85,000

EPC-

Terraced property | Popular residential area
1 reception room | 2 bedrooms | GF bathroom
Enclosed rear yard | Ideal first time buy or investment

01228 599940
2 Lonsdale Street, Carlisle CA1 1DB

www.cumbrian-properties.co.uk
properties@cumbrian-properties.co.uk

2/ 5 WETHERAL STREET, CALDEWEGATE, CARLISLE

This well presented two bedroom end terraced property is situated in an ideal location close to shops, supermarkets, the Cumberland Infirmary and just a short walk into the city centre. Double glazed and with a recently fitted combi boiler, the property has a spacious lounge with gas fire, an L shaped kitchen with plenty of storage, breakfast bar and space for full height fridge/freezer and tumble dryer, and a ground floor bathroom with fitted storage. To the first floor there are two double bedrooms with fitted wardrobes to the master. Externally there is a low maintenance walled rear yard with enough space to sit out, relax and enjoy the nice weather. The property would make an ideal first time buy or buy to let investment and is sold with the benefit of no onward chain.

The accommodation with approximate measurements briefly comprises:

Entry via UPVC door into the lounge.

LOUNGE (12'8 max x 12') Coal effect gas fire, double glazed window to the front, radiator and door leading through to the kitchen.



LOUNGE

KITCHEN (12'7 max x 10' max) Fitted kitchen incorporating an electric oven and four burner gas hob, plumbing for washing machine, stainless steel sink with mixer tap, tiled splashbacks, breakfast bar and space for full height fridge/freezer. Tile effect flooring, radiator, double glazed window, staircase to the first floor and door to the rear hallway.



KITCHEN

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REAR HALLWAY UPVC door to the rear yard and door to the bathroom.

BATHROOM (9'3 max x 5'4 max) Three piece suite comprising of shower over panelled bath, wash hand basin and WC. Part tiled walls, radiator, double glazed frosted window and built in storage cupboard housing the newly fitted combi boiler.



BATHROOM

FIRST FLOOR LANDING Step up and doors to both bedrooms and access to the loft.

BEDROOM 1 (12'9 max x 12' max) Built in storage cupboard, radiator and double glazed window to the front.



BEDROOM 1

BEDROOM 2 (12'9 x 7') Radiator and double glazed window to the rear.



BEDROOM 2

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OUTSIDE To the front of the property is residents on street parking. To the rear is an enclosed walled yard with gate providing pedestrian access to the side lane.



REAR YARD

TENURE We are informed the tenure is Freehold

COUNCIL TAX We are informed the property is in tax band A

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EPC TO FOLLOW