

Cumbrian Properties

7 Pennine View Close, Carlisle



Price Region £99,950

EPC-E

Ground floor apartment | Popular residential area

Open plan living | 2 bedrooms | 1 bathroom

Allocated parking | No onward chain

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2/ 7 PENNINE VIEW CLOSE, CARLISLE

A well maintained and neutrally decorated two bedroom ground floor apartment situated to the south of the city and sold with the benefit of no onward chain. The electric heated and double glazed accommodation briefly comprises of secure communal entry to the building, entrance hall, open plan dining lounge and fitted kitchen with French doors leading out to the rear, two bedrooms with fitted wardrobe to master, a four piece family bathroom and two walk-in storage cupboards. Situated on a no-through road and would suit a number of buyers including first time buyers, an investment opportunity or anyone looking for a low maintenance property.

The accommodation with approximate measurements briefly comprises:

Entry via a secure communal door into communal entrance hall with door to flat –



COMMUNAL ENTRANCE HALL

ENTRANCE HALLWAY (14' x 7') Secure intercom telephone intercom system, two storage cupboards (one housing the hot water tank), coving to ceiling and doors to bedrooms, bathroom and open plan dining lounge/kitchen.



ENTRANCE HALLWAY

OPEN PLAN DINING LOUNGE/KITCHEN (26'4 x 17'5)

Coving to ceiling, double glazed window and French doors to the rear.

Kitchen area – fitted kitchen incorporating four burner electric hob with overhead extractor, sink unit with drainer and mixer tap, tiled splashbacks, plumbing for washing machine, electric oven and grill. Double glazed window to the side and wood effect vinyl flooring.

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OPEN PLAN DINING LOUNGE/KITCHEN

BEDROOM 1 (12'8 x 11'6) Double glazed window to the rear and fitted wardrobe.



BEDROOM 1

BEDROOM 2 (10'4 x 7'4) Double glazed window to the front.



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FAMILY BATHROOM (8' x 6'3) Four piece suite comprising low level WC, wash hand basin, panelled bath and walk-in shower. Wood effect vinyl flooring, double glazed frosted window to the side.

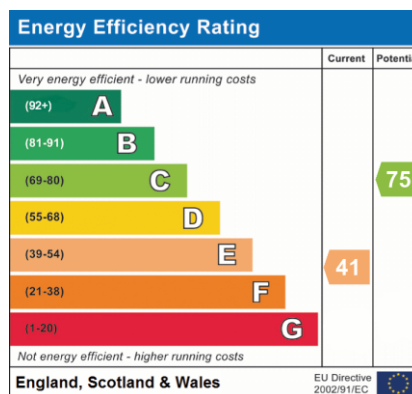


FAMILY BATHROOM

OUTSIDE Allocated parking and ample visitors parking.



REAR OF PROPERTY



TENURE We are informed the tenure is Leasehold – 999 years from 1st July 2002. Service charge is £80 pcm and includes building insurance, communal gardens and bins.

COUNCIL TAX We are informed the property is in 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.