

Cumbrian Properties

39 Chiswick Street, Carlisle



Price Region **£380,000**

EPC-C

Period terraced property | Original features
2 reception rooms | 4 bedrooms | 2 bathrooms
Rear courtyard garden | Driveway parking

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If you are looking for the WOW factor, then look no further, this property is simply stunning! This traditional period terraced property, which spans over two floors, has been extended and completely refurbished throughout to an extremely high specification. With an impressive entrance hallway, two reception rooms, open plan integrated kitchen/diner with bi-fold doors, vaulted ceiling and Velux windows as well as a separate utility area which leads to a ground floor shower room. The upper levels feature four bedrooms (three of which are double) and spacious family bathroom. Externally the property also benefits from rear courtyard garden and driveway parking, making this a rare find on this popular city centre street. No expense with the internal finishes has been spared with brand new fitted carpets and flooring throughout including Parquet flooring to the majority of the ground floor, anthracite switches, sockets and radiators, integrated appliances including wine cooler, LED mirrors to bathrooms and Farrow & Ball paint throughout. The furniture and interiors are available by separate negotiation. The property would make an ideal family home based in the heart of Carlisle as well as a great base for investors looking for a second home in the city. When we say turn key condition, we really mean it, every little detail has been thought of, the property must be viewed to appreciate all that is on offer.

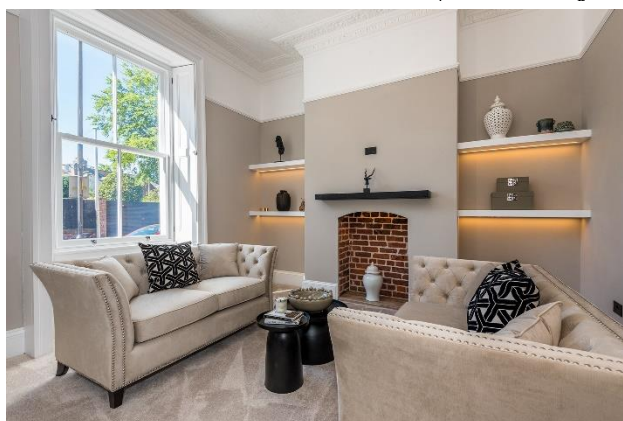
The accommodation with approximate measurements briefly comprises:

ENTRANCE HALLWAY (27'3 x 6'2) Parquet flooring, wall panelling, high ceiling, original coving and built in cupboard housing the meters. Access to two reception rooms and open plan kitchen/diner. Staircase to the first floor, double anthracite radiator and period features.



ENTRANCE HALLWAY

RECEPTION ROOM 1 (14'6 x 13'2) Double glazed sash windows overlooking the private enclosed front forecourt garden. High ceiling, original period coving and ceiling rose. Chimney breast with exposed brickwork adding to the character of this room, period high skirting boards, anthracite double radiator and newly fitted carpet.



RECEPTION ROOM 1

RECEPTION ROOM 2 (12'6 x 13') Features high ceiling, original period coving and high skirting boards. Double anthracite radiator, newly fitted carpet and chimney breast with exposed brickwork. An archway leads through to the open plan kitchen/diner.



RECEPTION ROOM 2

OPEN PLAN KITCHEN/DINER (25'4 x 19'5) A super modern and sleek fitted kitchen incorporating navy blue shaker style kitchen units, white marble worksurfaces, a built in five burner induction hob with a black glass extractor hood above and splashback tiling. Double stainless steel under mounted sink with instant hot water tap. Eye level double integrated oven, integrated wine cooler, integrated dishwasher and fridge/freezer. Parquet flooring and spotlights throughout, with bi-fold doors that lead out to the private rear patio garden and driveway space. As well as ample seating space in the dining area, there is also additional space at a marble breakfast bar. Double vertical anthracite radiator, built in understairs storage cupboard, anthracite radiator, double glazed window overlooking the rear garden, as well as two double velux windows in the vaulted ceiling. Door to utility area/shower room.



KITCHEN AREA



DINING AREA

UTILITY AREA/SHOWER ROOM (11'4 x 9'8) Two steps leading down. Matching kitchen units and worksurfaces as the kitchen extending the space even further with space for a built in laundry area housing a washing machine, tumble dryer and drying units underneath. Stainless steel sink and drainer, walk-in corner shower perfect for those muddy boots or dog walks. Wooden flooring, spotlights, vertical anthracite radiator, oak door to shower room and back door to the courtyard garden.

SHOWER ROOM (8'9 x 3') Walk-in shower, wash hand basin over vanity unit and WC. LED mirror, spotlights, black towel rail and extractor.



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FIRST FLOOR Newly fitted carpet over original staircase to first floor. Half landing with oak doors to bedroom 4/office and family bathroom. Landing with loft access and built in storage cupboard which is cleverly hidden and accessed via a wall mounted mirror. Stairs to second floor where the wood panelling and original features continue.



STAIRS TO SECOND FLOOR

BEDROOM 4/OFFICE (9'7 x 7'2) Double glazed sash window, newly fitted carpet, loft access and double anthracite radiator.



BEDROOM 4 / OFFICE

BATHROOM (12'7 x 5'6) Walk-in shower cubicle, double wash hand basin over vanity units, free standing roll top bath and WC. LED mirror, matching floor and wall tiles, chrome towel rail, spotlights and double glazed frosted window.



BATHROOM

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SECOND FLOOR LANDING Spacious landing area with feature stained glass window flooding the upper floors with an abundance of light. Doors to three further bedrooms.



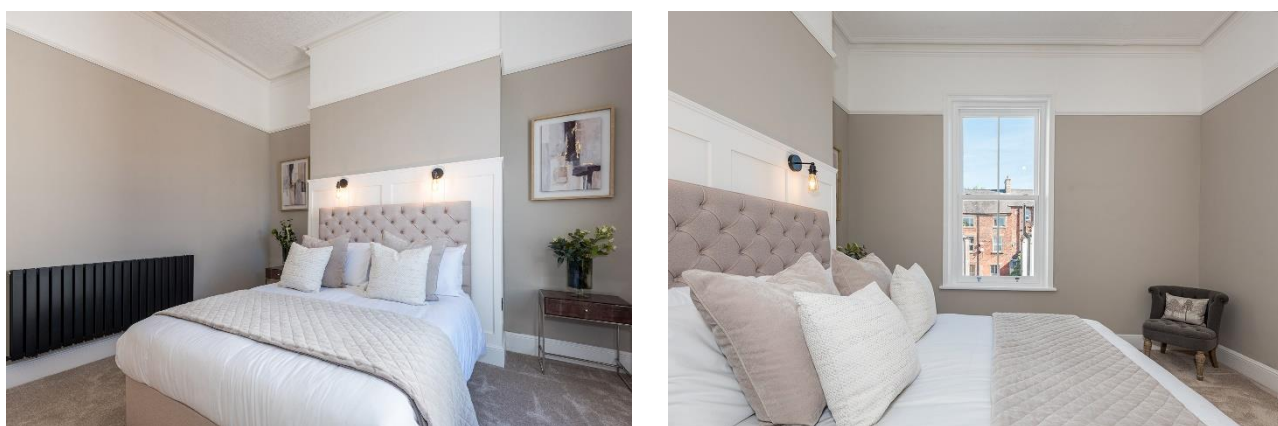
SECOND FLOOR LANDING

MASTER BEDROOM (13'3 x 11'8) Double glazed sash window to the front, high ceilings and original coving, feature chimney breast with exposed brickwork, double anthracite radiator and newly fitted carpet.



MASTER BEDROOM

BEDROOM 2 (13' x 12'5) Double glazed sash window to the rear, high ceilings, original coving, double anthracite radiator, panelling around the chimney breast and newly fitted carpet.



BEDROOM 2

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BEDROOM 3 (9'3 x 7'8) Double glazed sash window to the front, double anthracite radiator, high ceiling, coving and newly fitted carpet.



BEDROOM 3

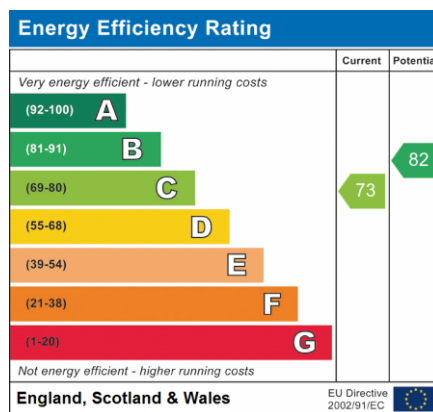
OUTSIDE The property features an enclosed courtyard style garden with patio seating area which is accessed via the bi-fold doors from the kitchen/diner making the garden space feel extended. The rear garden also benefits from driveway parking covered with a car port with electric charging point. Low maintenance front forecourt garden laid to shillies and a path leading to the front door.



REAR GARDEN



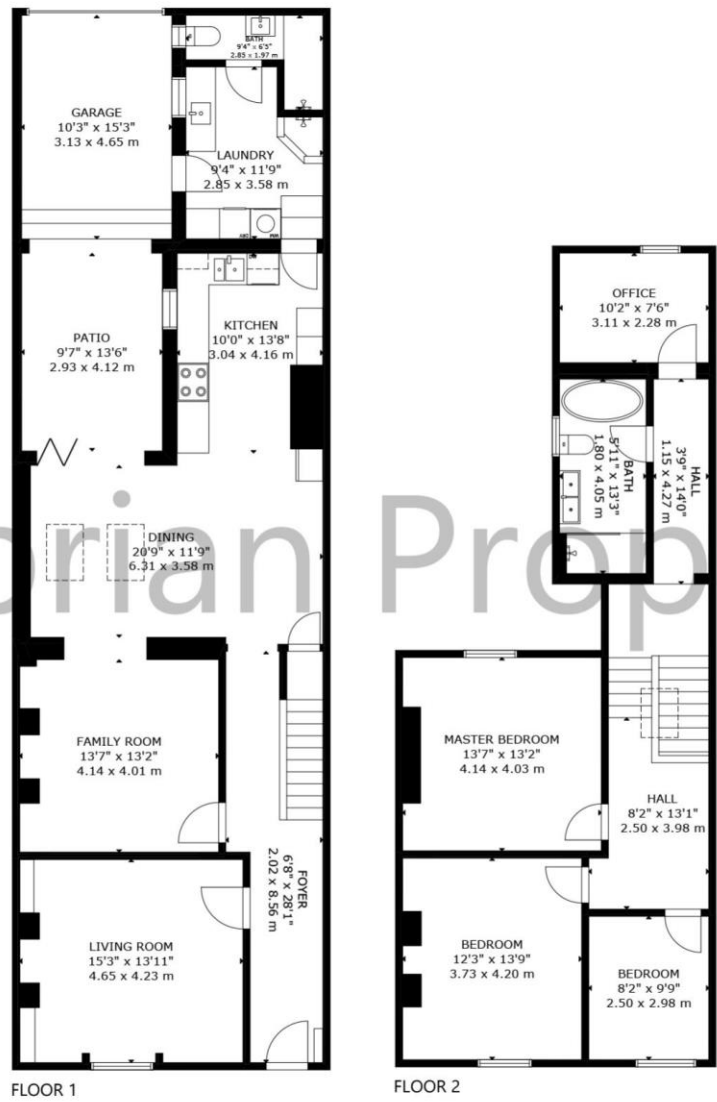
FRONT EXTERNAL



TENURE We are informed the tenure is Freehold

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

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.



GROSS INTERNAL AREA
TOTAL: 183 m²/1,969 sq ft
FLOOR 1: 105 m²/1,132 sq ft, FLOOR 2: 78 m²/837 sq ft
EXCLUDED AREA: GARAGE: 15 m²/157 sq ft, PATIO: 12 m²/130 sq ft
SIZE AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.