

Cumbrian Properties

The Barn, Thursby



Price Region £295,000

EPC-E

Detached barn conversion | Popular village location
Spacious living space | 3 bedrooms | 1 bathroom
Low maintenance gardens | Parking & garage

01228 599940
2 Lonsdale Street, Carlisle CA1 1DB

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

2/ THE BARN, THURSBY, CARLISLE

This stylish, three bedroom, barn conversion offers just the right amount of traditional, rural charm with a modern twist. Situated in a popular village location the double glazed and gas central heated property has low maintenance gardens and plenty of off-street parking. There is a handy vestibule leading into a spacious entrance hall with an open staircase to the first floor and the spacious lounge has dual aspect windows creating a light and airy feel. The dining kitchen is truly the hub of the home with a modern kitchen and peninsula for dining whilst the family area provides plenty of space for relaxing along with a cosy log burning stove. To the first floor, off the spacious landing, there are two double bedrooms – both with plenty of fitted storage, a single bedroom, stylish three piece bathroom and an additional separate cloakroom. Externally there is a low maintenance front garden and plenty of off-street parking leading up to the garage. To the rear of the property is a low maintenance, paved, tiered garden providing plenty of private space to relax and enjoy the outdoors. Located in the village of Thursby which has its own primary school, village hall and church, just ten minutes into Carlisle or Wigton and five minutes to further amenities in Dalston where there is a doctor's surgery, shops, pubs, church and railway station.

The accommodation with approximate measurements briefly comprises:

Front door into vestibule.

VESTIBULE Wood effect flooring, double glazed window, exposed stone wall, panelled ceiling and door to the entrance hall.

ENTRANCE HALL (14'5 x 11'9) Open staircase to the first floor, feature exposed stone wall, double glazed window, and glazed doors to the dining kitchen and lounge.



ENTRANCE HALL

LOUNGE (19'8 x 12' max) Double glazed windows to the front and rear, coal effect gas fire with exposed stone chimney breast, part wood panelled walls, panelled ceiling with spotlights, and two radiators. Step down to the dining kitchen.

3/ THE BARN, THURSBY, CARLISLE



LOUNGE

DINING KITCHEN (24'6 max x 17'3 max)

KITCHEN AREA Fitted kitchen incorporating an electric oven and four ring hob with extractor hood above, plumbing for dishwasher, ceramic sink with mixer tap, wood effect worksurfaces, kitchen peninsula, vertical radiator, undercounter lighting, panelled ceiling with spotlights, wood effect flooring and double glazed window.

DINING AREA/SITTING ROOM Cosy log burning stove, panelled ceiling with spotlights, wood effect flooring, heightened TV aerial and sockets, double glazed French doors to the rear garden and door to the utility cupboard.

UTILITY CUPBOARD Plumbing for washing machine and space for tumble dryer, combi boiler and additional storage.



DINING KITCHEN

4/ THE BARN, THURSBY, CARLISLE



DINING KITCHEN

FIRST FLOOR

LANDING Doors to bedrooms, bathroom and cloakroom. Airing cupboard, panelled ceiling with spotlights, frosted glazed window, radiator and loft access.



STAIRS & LANDING

BEDROOM 1 (11'7 x 8'9 to fitted wardrobes) A range of fitted wardrobes, double glazed window to the front, radiator and panelled ceiling with spotlights.



BEDROOM 1

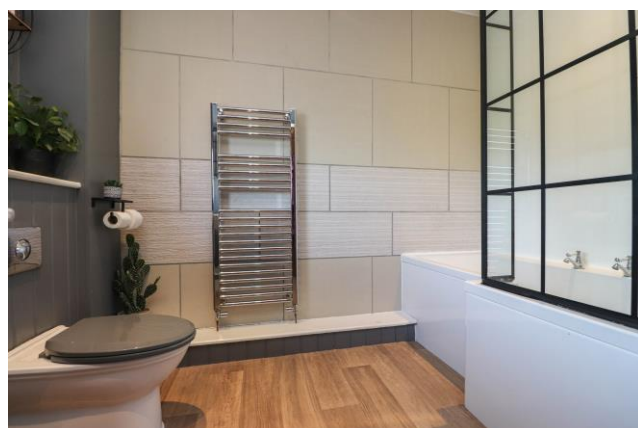
5/ THE BARN, THURSBY, CARLISLE

BEDROOM 2 (12' max x 8' max) A range of fitted wardrobes, double glazed window to the front, radiator and panelled ceiling with spotlights.



BEDROOM 2

BATHROOM (9' max x 7'6 max) Three piece suite comprising shower above panelled bath, wash hand basin and WC. Frosted glazed window, panelled ceiling with spotlights, part tiled walls, heated towel rail and wood effect flooring.



BATHROOM

BEDROOM 3 (8' max x 7' max) Double glazed window to the front, panelled ceiling with spotlights and radiator.



BEDROOM 3



CLOAKROOM

6/ THE BARN, THURSBY, CARLISLE

CLOAKROOM Two piece suite comprising corner wash hand basin and WC with concealed cistern. Panelled ceiling with spotlights, part wood panelled walls and wood effect flooring.

OUTSIDE Low maintenance lawned front garden along with driveway parking for three/four vehicles leading up to the garage, log store and gate providing pedestrian access to the rear of the property where there is a low maintenance, tiered, paved garden with outside water supply and a secure gate, providing a pleasant patio seating with plenty of space for children or pets to play.



REAR GARDEN

TENURE We are informed the tenure is Freehold.

COUNCIL TAX We are informed the property is 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.

