

Cumbrian Properties

205 Wigton Road, Carlisle



Price Region £200,000

EPC-D

Semi-detached house | Newly refurbished
1 reception room | 3 bedrooms | 1 bathroom
Driveway and garage | Rear lawned garden

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A newly refurbished three bedroom semi-detached property with driveway, garage and gardens situated in a popular residential area to the west of the city. The immaculately presented accommodation comprises of entrance hall, bay fronted lounge, spacious dining kitchen with newly fitted kitchen and French doors leading out to the rear garden, bay fronted Master bedroom, two further bedrooms and newly fitted three piece bathroom. To the rear of the property is a generous lawned garden with an open aspect and providing the potential to extend (subject to planning permission). Low maintenance lawned garden and driveway parking for three vehicles to the front of the property leading up to the single garage. Wigton Road is in close proximity to local amenities and is within the catchment area for excellent primary and secondary schools.

The accommodation with approximate measurements briefly comprises:

Entry via composite door into entrance hall

ENTRANCE HALL Staircase to the first floor, understairs storage cupboard, radiator, ceiling spotlights and coving. Doors to lounge and dining kitchen.



ENTRANCE HALL

LOUNGE (14'3 max into bay window x 12'3 max) Double glazed bay window to the front of the property, coving to ceiling and radiator.



LOUNGE

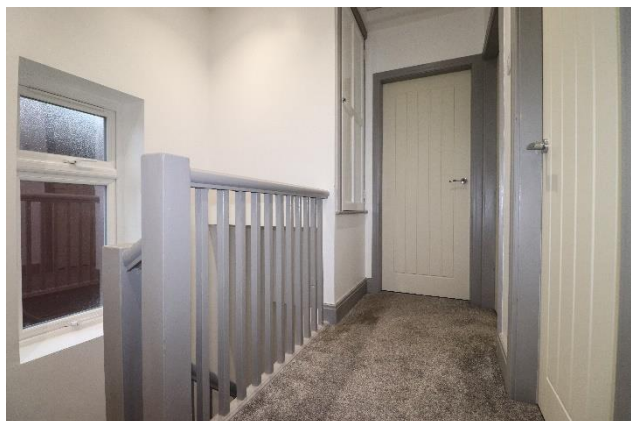
DINING KITCHEN (18'6 max x 12'10 max) Fitted kitchen incorporating an electric oven and four burner gas hob with extractor hood above. Brick effect tiled splashbacks, plumbing for washing machine and sink unit with mixer tap. Spotlights to ceiling, radiator, double glazed window and double glazed French doors leading out to the rear garden.

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DINING KITCHEN

FIRST FLOOR LANDING Doors to bedrooms and bathroom, loft access, overstairs storage cupboard, spotlights to ceiling and double glazed frosted window.



LANDING

BEDROOM 1 (14'4 max to bay window x 11'4 max) Double glazed bay window to the front of the property and radiator.



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BEDROOM 2 (13' x 11'3) Double glazed window to the rear and radiator.



BEDROOM 2

BEDROOM 3 (7'7 x 6'10) Double glazed window to the front and radiator.



BEDROOM 3

BATHROOM (6'6 x 6'2) Three piece suite comprising of shower with water fall shower head over panelled bath, vanity unit wash hand basin and WC. Double glazed frosted window, heated towel rail and panelled ceiling with spotlights.



BATHROOM

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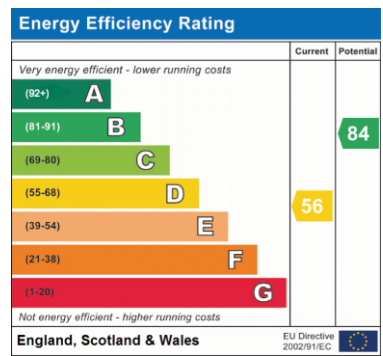
OUTSIDE To the front of the property is a low maintenance lawned garden with driveway providing off street parking for three vehicles and leads up to the single garage. The driveway has the potential to extend further beyond the iron gates. Rear lawned garden with outside water tap and flag stone patio area enjoying an open aspect at the back. The rear garden offers the potential to extend subject to relevant planning permission.



REAR GARDEN



DRIVE LEADING TO GARAGE



TENURE We are informed the tenure is Freehold

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

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