

58 Lowther Street
Whitehaven
Cumbria
CA28 7DP

Telephone:
01946 590412
Website:
www.lillingtons-estates.co.uk



49 SCOTCH STREET, WHITEHAVEN, CUMBRIA CA28 7PT
£800 PCM

AVAILABLE NOW on a FURNISHED tenancy is this town centre ground floor apartment! The property has been comprehensively refurbished to a high standard and is literally ready to move straight in to! The accommodation includes an entrance hall, a generous living/dining room with space for full size table, a newly fitted stylish kitchen, a fantastic bathroom with modern suite including bath plus a separate shower enclosure, and two stylish double bedrooms.

The landlord has requested; No Pets and No Smokers. A Tenancy deposit of £800.00 applies. Other tenancy related fees may also apply, please see our website or contact your local branch for a full breakdown. EPC band D

Communal Hall

A security door at the front of the block leads into a hall with door into the apartment

Entrance Hall

Part double glazed PVC front door and doors to other rooms, radiator, wood style flooring

Living/Dining room

A generous open plan room with living and dining areas, double glazed window to front, double radiator, coved ceiling, wood style flooring, space for family size table

Kitchen

Fitted in a modern range of base and wall mounted work surfaces with wood effect worktops, single drainer sink unit with tiled splashback, electric hob with oven and extractor fan, space for washing machine and fridge freezer, cupboard housing combi boiler, further built in cupboard, double glazed window to rear, wood style flooring

Bedroom 1

A double bedroom with double glazed window to front, radiator, coved ceiling, wood style flooring

Bedroom 2

A further double bedroom with double glazed window to rear, radiator, coved ceiling, wood style flooring

Bathroom

Double glazed window to rear, fitted modern suite including panel bath, separate shower enclosure with thermostatic shower unit, mini hand wash basin with cupboard under, low level WC. Tiled walls and floor, towel rail, extractor fan

Externally

To the front there is an open area of lawn with path to communal entrance door and to the rear there is a shared courtyard with drying lines and a storage shed for each apartment.

Additional Information

To arrange a viewing or to contact the branch, please use the following:

Branch Address:

58 Lowther Street

Whitehaven

Cumbria

CA28 7DP

Tel: 01946 590412

whitehaven@lillingtons-estates.co.uk

Council Tax Band: A

Tenure: Leasehold

Services: Mains water, gas and electric are connected, mains drainage

The tenancy will be an assured shorthold tenancy for an initial term of 12 months unless otherwise agreed. The tenancy will be managed by the landlord directly/ Lillingtons on behalf of the landlord.

All applications will be subject to a referencing and immigration Right to Rent check. For more details please refer to our application guidance notes available from any of our branches or by visiting our website.

Broadband type & speed: Standard 17Mbps/Superfast 71Mbps

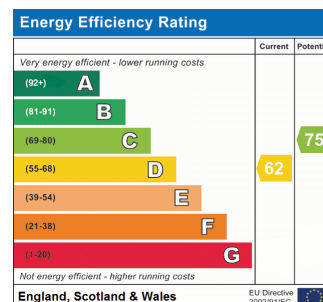
Mobile reception: Data retrieved from Ofcom dating back to June 24' indicates all providers have signal outside. O2 and Vodafone have service indoors but the others have limited service indoors

Planning permission passed in the immediate area: None known

The property is not listed

Directions

From the office proceed down New Street and turn right at the T-Junction by the Jacket Potato shop. Continue straight on as the road merges from the left and at the sharp right bend in the road turn left uphill onto Scotch Street. The block where No. 49 is situated is on the right hand side at the top of the road.



DISCLAIMER: These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.