

58 Lowther Street
Whitehaven
Cumbria
CA28 7DP

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



7 CEDA PARK, CUMBRIA, WHITEHAVEN CA28 8TG
£850 PCM

AVAILABLE NOW and UNFURNISHED. A modern unfurnished terraced property in Whitehaven situated on a small, exclusive development. Comprising a large open plan living/dining room and fully fitted kitchen to the ground floor, three bedrooms and a family bathroom to the first. Externally there is a manageable garden space and two private parking spaces on your own block paved driveway. The landlord has requested; No Smokers, no pets. A Tenancy deposit of £850 applies. Other tenancy related fees may also apply, please see our website or contact your local branch for a full breakdown. EPC Band: B

Entrance

With access to WC and living area.

Living Area

16' 1" x 15' 1" (4.90m x 4.60m)

Of contemporary design with living and dining area, open access to fully fitted kitchen, window and door to rear elevation and staircase to first floor with useful store under.

Kitchen

8' 8" x 8' (2.64m x 2.44m)

Fitted cream, high gloss base and eye level units and complementary worktop, incorporating 1.5 bowl sink and drainer, integrated appliances, including electric oven, with gas hob over and stainless steel chimney extractor above, washing machine, fridge freezer, window to front elevation, tiled floor and open access to lounge/diner.

Landing

With doors to rooms.

Bedroom 1

13' 6" x 7' 4" (4.11m x 2.24m)

With a window to the front elevation and a radiator.

Bedroom 2

11' 2" x 7' 4" (3.40m x 2.24m)

With window to rear elevation and radiator.

Bedroom 3

7' 7" x 7' 3" (2.31m x 2.21m)

With window to rear elevation and radiator.

Bathroom

Fully fitted bathroom suite, including bath with shower screen and electric shower over, close coupled WC and hand basin. Window to front elevation, extractor, built in cupboard, radiators and finished with a high gloss tiled floor and wall tiling.

Garden

With landscaped garden to front, mostly lawn and an enclosed courtyard area to the rear, with gated pedestrian access from Main Street.

Parking

Off road parking to the front with two side by side spaces.

Directions

Ceda Park is located on the fringe of the town on the former site of Hensingham School. From Whitehaven town centre head out via Inkerman Terrace, turning right at the lights and bearing left up towards Hensingham Square. At the min roundabout take a left onto Hensingham Main Street and continue forward. Ceda Park is located approximately 500m up the main street, on your left hand side with access via Winston Drive.

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

Branch Address:

58 Lowther Street

Whitehaven

CA28 7DP

Tel: 01946 590412

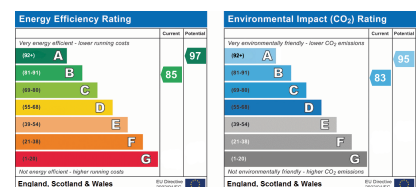
whitehaven@lillingtons-estates.co.uk

Mains water, sewage, gas and electricity are connected and the tenant will be responsible for charges relating to these services.

The tenancy will be an assured shorthold tenancy for an initial term of six months unless otherwise agreed. The tenancy will be managed by 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.

Council Tax Band: A



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.