

Cumbrian Properties

15 Atkinson Crescent, Harraby



Price Region £70,000

EPC-D

Mid-terraced property | No onward chain
2 reception rooms | 2 double bedrooms | 1 bathroom
Ideal buy to let or first time buy | Front & rear garden

2/ 15 ATKINSON CRESCENT, HARRABY, CARLISLE

A two double bedroom, mid-terraced property situated in a popular residential area to the south of the city and sold with the benefit of no onward chain. The double glazed and gas central heated accommodation briefly comprises entrance hall, lounge, potential cloakroom, kitchen and dining area. To the first floor there are two double bedrooms, both with fitted storage, three piece bathroom and separate WC. Front and rear gardens. Situated close to shops, schools, supermarkets and public transport links.

The accommodation with approximate measurements briefly comprises:

Front door into entrance hall.

ENTRANCE HALL Double glazed window to the front, radiator, staircase to the first floor and wood effect laminate flooring. Doors to lounge, kitchen, cloakroom and rear garden.



ENTRANCE HALL

LOUNGE (15' x 15') Double glazed window to the front, radiator, gas fire, dado rail, coving and ceiling rose.



LOUNGE

CLOAKROOM Radiator, plumbing for WC, tile effect vinyl flooring and double glazed frosted window to the rear.

KITCHEN (11'5 x 7') Fitted kitchen incorporating sink with mixer tap, freestanding gas cooker, double glazed window to the rear, radiator, tile effect laminate flooring, gas boiler and access to the dining area.

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KITCHEN

DINING AREA (10' x 6') UPVC double glazed French doors opening to the garden, coving and double glazed window to the side.



DINING AREA

FIRST FLOOR

LANDING Double glazed window to the rear. Doors to bedrooms, bathroom and separate WC.

BEDROOM 1 (14'5 x 14') Double glazed window to the front, radiator and built-in storage cupboard.



BEDROOM 1

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BEDROOM 2 (11' x 10') Double glazed window to the front, radiator and built-in storage cupboard.



BEDROOM 2

BATHROOM (14' x 8') Three piece suite comprising wash hand basin, panelled bath and corner shower cubicle. Double glazed window to the rear and radiator.

SEPARATE WC (4'5 x 4') WC, wash hand basin and double glazed frosted window to the rear.



BATHROOM

OUTSIDE To the front of the property is an enclosed garden laid to stone chippings. Enclosed lawned rear garden with paved patio, mature trees and shrubs.



REAR GARDEN

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TENURE We are informed the tenure is Freehold.

COUNCIL TAX We are informed the property is Tax Band A.

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.

