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**FLAT 3 CURZON LOFTS 38 CURZON STREET, MARYPORT CA15 6DA
£550 PCM**

Available Soon: This spacious two storey town apartment is for let on an unfurnished basis. Comprising of a communal hall and staircase, a private lobby with staircase to upper floor and door to the living accommodation. Lounge with opening into a contemporary kitchen with appliances. Two upper floor bedrooms and an upstairs contemporary bathroom having bath and separate shower.

DEPOSIT from £550.00

RESTRICTIONS No Pets. No Smokers.

Other tenancy related fees may also apply, please see our website or contact your local branch for a full breakdown.

EPC Band: D

Communal Entrance

From Curzon Street via a hall and staircase leading up to the flat.

Entrance Hall

A private entrance hall with a Digital Interia Radiator, staircase to the upper floor with a useful walk-in storage cupboard below. Door leading to lounge.

Lounge

With double glazed sliding sash window to the front and a Digital Interia Radiator. A contemporary electric pebble style fire suite. Opening into kitchen.

Kitchen

Incorporating a new range of fitted wall and base units with complimentary work surfaces and inset sink unit. Integrated appliances including stainless steel cooker with ceramic hob and extractor chimney over, fridge freezer and washing machine. Karndean flooring, double glazed sliding sash window to the front. Space for breakfast table and chairs.

Landing

With doors leading off, double glazed window to the rear and a Digital Interia Radiator.

Bedroom

A double bedroom with double glazed sliding sash window and a Digital Interia Radiator.

Bedroom

Double bedroom with double glazed sliding sash window and Digital Interia Radiators. A built in double wardrobe.

Bathroom

Incorporating a new contemporary suite comprising freestanding bath, wash hand basin, WC and separate shower cubicle. Double glazed window to the rear

Directions

The flat is located above Elegant Touch on Curzon Street

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

Branch Address:

39a Station Street

Cockermouth

CA13 9QW

01900 828600

cockermouthlettings@lillingtons-estates.co.uk

Council Tax Band: D

Directions

Directions/location

The flat is located above Bows Baby Boutique on Curzon Street

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

Branch Address:

39a Station Road

Cockermouth

CA13 9QW

Council Tax Band: A

Services: Mains water, gas and electric are connected



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.