

Cumbrian Properties

7 Daffodil Drive, Penrith



Price Region £265,000

EPC-B

Semi-detached property | Popular development

1 reception | 3 bedrooms | 2 bathrooms

Lawned gardens | Garage & parking

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2/ 7 DAFFODIL DRIVE, CARLETON MEADOWS, PENRITH

Situated in the popular Carleton Meadows development, a three bedroom, two bathroom, semi-detached property with lawned gardens, single garage and parking. The UPVC double glazed and gas central heated accommodation briefly comprises entrance hall, lounge with French doors to the garden, dining kitchen with integrated appliances, utility room and cloakroom. To the first floor there are three bedrooms, master en-suite shower room and family bathroom. Lawned gardens, block paved driveway and single garage. The market town of Penrith in the Eden Valley is only three miles from the outskirts of the lake District and offers a range of local amenities including shops, supermarkets including Morrisons and Sainsburys, bars and restaurants with several reputable primary and secondary schools available. There are good transport links including bus services, railway station with links to north and south and the M6 motorway.

The accommodation with approximate measurements briefly comprises:

Composite front door into entrance hall.

ENTRANCE HALL Staircase to the first floor, radiator, wood effect Amtico Click flooring, doors to lounge and dining kitchen.

LOUNGE (18'5 x 10') UPVC double glazed window to the front, two radiators and UPVC double glazed French doors to the garden.



LOUNGE

DINING KITCHEN (18'5 x 9')

KITCHEN AREA Fitted kitchen incorporating complementary quartz worksurfaces and upstands, one and a half bowl inset sink with mixer tap, four ring ceramic hob with extractor hood above and oven below, integrated dishwasher and fridge freezer, UPVC double glazed window, ceiling spotlights and wood effect Amtico Click flooring.

DINING AREA UPVC double glazed windows to the front and side, two radiators, wood effect Amtico Click flooring, storage cupboard and door to utility room.



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DINING KITCHEN

UTILITY ROOM (6'4 x 5') Base unit with worksurface and upstand, integrated washing machine, wood effect Amtico Click flooring, radiator and door to cloakroom.



UTILITY ROOM

CLOAKROOM Two piece suite comprising low level WC and pedestal wash hand basin. Radiator and wood effect Amtico Click flooring.

FIRST FLOOR

LANDING Radiator, loft access, storage cupboard, doors to bedrooms and bathroom.

BEDROOM 1 (18'5 max x 10'5 max) UPVC double glazed windows, two radiators and door to en-suite shower room.



BEDROOM 1

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EN-SUITE SHOWER ROOM Three piece suite comprising tiled shower cubicle, low level WC and pedestal wash hand basin. Part tiled walls, radiator, wood effect vinyl flooring, ceiling spotlights and UPVC double glazed frosted window.

BEDROOM 2 (10'8 x 9' max) UPVC double glazed windows to the front and side, and radiator.

BEDROOM 3 (9' x 7'6) UPVC double glazed window and radiator.



BEDROOM 2



BEDROOM 3

FAMILY BATHROOM (7' max x 6' max) Three piece suite comprising shower above panelled bath, low level WC and pedestal wash hand basin. Towel rail radiator, part tiled walls, ceiling spotlights, wood effect vinyl flooring and UPVC double glazed frosted window.



FAMILY BATHROOM

OUTSIDE Front garden with lawned side garden and gated access to the enclosed main side garden which is laid to lawn. To the rear of the property is a single garage and block paved parking space. Visitor parking is also available to the rear of the property.

SINGLE GARAGE (19'4 x 9'8) Up and over door.

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GARDEN

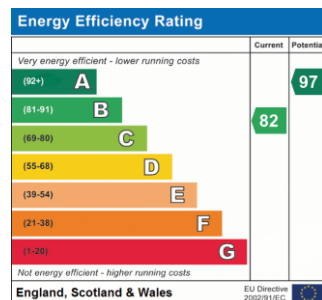


GARAGE & PARKING

TENURE We are informed the tenure is Freehold. Estate Service Charge - £125.56 per annum.

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

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