

Cumbrian Properties

1 Glasson Court, Penrith



Price Region £105,000

EPC-D

Ground floor flat | In need of general updating

1 reception | 2 bedrooms | 1 bathroom

Residents parking | Long lease

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2/ 1 GLASSON COURT, PENRITH

A two bedroom, purpose built, ground floor flat situated in a popular residential area close to the town centre providing an ideal first time purchase, downsizing option or buy to let investment. Internally the accommodation briefly comprises private entrance hall, lounge, kitchen, two bedrooms and shower room. Externally there are communal gardens with drying areas and residents parking. The property also has the benefit of UPVC double glazed windows and gas fired central heating. In need of general updating this property provides an excellent opportunity for those looking to put their own stamp on a great home. Sold with no onward chain.

The accommodation with approximate measurements briefly comprises:

Front door into entrance hall.

ENTRANCE HALL Radiator, coving to the ceiling and doors to all rooms.

LOUNGE (14'4 x 10'7) UPVC double glazed window to the front, radiator and coving to the ceiling.

KITCHEN (8'6 x 7'9) Fitted kitchen incorporating sink unit, plumbing for washing machine, space for freestanding cooker, space for fridge, wall mounted boiler, UPVC double glazed window to the front, built-in storage cupboard, coving to the ceiling and radiator.



LOUNGE



KITCHEN

SHOWER ROOM Shower cubicle, low level WC and wash hand basin. Fully tiled walls, tiled floor, UPVC double glazed window to the side, coving to the ceiling and radiator.



SHOWER ROOM

3/ 1 GLASSON COURT, PENRITH

BEDROOM 1 (10'8 x 10'8) UPVC double glazed window to the side, radiator and coving to the ceiling.

BEDROOM 2 (8'7 x 7'8) UPVC double glazed window to the rear, coving to the ceiling and radiator.



BEDROOM 1



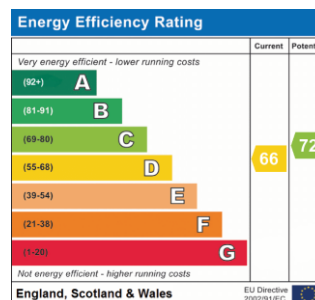
BEDROOM 2

OUTSIDE Communal gardens with drying areas and residents parking.

TENURE To be confirmed by the vendor.

COUNCIL TAX To be confirmed by the vendor.

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.



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