

Cumbrian Properties

3 Wetheral Street, Carlisle



Price Region £80,000

EPC-

Extended mid-terraced property | No chain
1 reception room | 2 bedrooms | Ground floor bathroom
Rear yard | Some minor cosmetic attention needed

01228 599940
2 Lonsdale Street, Carlisle CA1 1DB

www.cumbrian-properties.co.uk
properties@cumbrian-properties.co.uk

2/ 3 WETHERAL STREET, CARLISLE

An extended, two bedroom, mid-terraced property which does require some minor cosmetic attention and is sold with the benefit of no onward chain. The double glazed and gas central heated accommodation briefly comprises lounge, kitchen and ground floor bathroom. To the first floor there are two bedrooms. Enclosed rear yard. Ideally suited to the first time buyer or buy to let investor.

The accommodation with approximate measurements briefly comprises:

UPVC front door into the lounge.

LOUNGE (12'7 x 12') UPVC double glazed window to the front, radiator, coving to the ceiling, storage cupboard, fireplace housing a gas fire and door to kitchen.



LOUNGE

KITCHEN (12'8 x 10') Fitted kitchen incorporating oven and grill, four ring gas hob with extractor hood above, plumbing for washing machine and sink with mixer tap. Wood effect laminate flooring, understairs storage cupboard, UPVC double glazed window to the rear and UPVC double glazed frosted door to the rear yard.



KITCHEN

BATHROOM (9'6 x 6') Three piece suite comprising shower above panelled bath, pedestal wash hand basin and WC. Wood effect laminate flooring, radiator, fully tiled walls and UPVC double glazed frosted window to the rear.

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BATHROOM

FIRST FLOOR

LANDING Doors to both bedrooms.

BEDROOM 1 (12'8 x 12') UPVC double glazed window to the front, radiator, loft access and built-in shelved storage cupboard housing the Baxi boiler.



BEDROOM 1

BEDROOM 2 (13' x 7') UPVC double glazed window to the rear, radiator and coving to the ceiling.



BEDROOM 2

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OUTSIDE Enclosed paved rear yard with pedestrian access gate to the rear lane.



REAR YARD

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.

EPC GRAPH TO
FOLLOW

reasons to sell with us...

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455

properties listed in our
Carlisle office

more than

390

properties sold from
our Carlisle office

we sold

255

more properties than
our closest competitor

we have over

500

Google reviews with a
4.9/5 Google Rating

*UK Rightmove, Market Share Information
from 31/01/2023 - 31/01/2024, CA1 to CA8

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