

Cumbrian Properties

8 Nelson Bridge Court, Carlisle



Price Region £119,950

EPC-C

Ground floor apartment | Allocated parking
1 reception | 2 double bedrooms | 1 bathroom
Private patio terrace | No onward chain

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2/ 8 NELSON BRIDGE COURT, SHEFFIELD STREET, DENTON HOLME

This recently decorated and carpeted, spacious two bedroom ground floor apartment is situated just a short walk into the city centre with local amenities on your doorstep. The property is double glazed and electrically heated and comprises entrance hall with secure intercom system and fitted storage, a spacious lounge with patio doors to a terrace seating area, separate modern kitchen with ample space for table & chairs, two bedrooms and a three piece shower room. Externally the property benefits from a private patio seating area along with allocated parking. Located within close proximity to the local shops and city centre, the property would suit those looking for low maintenance living in a convenient location and is sold with no onward chain.

The accommodation with approximate measurements briefly comprises:

Entry through front door into the entrance hall.

ENTRANCE HALL Doors to the dining lounge, kitchen, both bedrooms and shower room, two built-in storage cupboards (one housing the water cylinder), electric heater and wood effect flooring.



DINING LOUNGE (21'6 max x 13' max) Double glazed sliding patio doors to the patio, two double glazed windows, two electric heaters, coving to the ceiling and wood effect flooring.



DINING LOUNGE

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KITCHEN (13' max x 10'8 max) Fitted kitchen incorporating electric oven & grill with four burner hob and extractor hood above, plumbing and space for washing machine and space for full height fridge freezer, 1.5 bowl stainless steel sink with mixer tap and tiled splashbacks. Double glazed window and wood effect flooring.



BEDROOM 1 (11'8 max x 10' max) Double glazed window and electric heater.



BEDROOM 1

BEDROOM 2 (11'6 max x 8'4 max) Double glazed window and electric heater.



BEDROOM 2

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SHOWER ROOM (10' x 5'6) Three piece suite comprising walk-in double shower cubicle, wash hand basin and WC. Frosted glazed window, tiled walls and tiled flooring and wall mounted Dimplex heater.



SHOWER ROOM

OUTSIDE The property has a private patio terrace and allocated parking.



PRIVATE PATIO TERRACE

TENURE We are informed the tenure is Leasehold. 999 years from 1992.

SERVICE CHARGE £50 per month.

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

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.

