

Cumbrian Properties

39 Harrison Street, Currock, Carlisle



Price Region £89,500

EPC-D

Mid terraced property | Popular residential area
2 reception rooms | 2 bedrooms | GF bathroom
Ideal first time buy | Enclosed rear yard

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This two double bedroom double glazed and gas central heated mid terraced property briefly comprises of entrance porch, lounge, dining room, fitted kitchen, rear vestibule and bathroom. To the first floor there are two double bedrooms both with built in wardrobes and storage cupboards. To the rear of the property is an enclosed yard with additional storage. Front forecourt and on street parking (no disc required). This property would be ideal as a first time buy or equally suitable as a buy to rent opportunity.

The accommodation with approximate measurements briefly comprises:

Entry via UPVC door into entrance porch.

ENTRANCE PORCH Tiled flooring, double glazed windows and door to the lounge.



ENTRANCE PORCH

LOUNGE (12'3 x 12'6) Double glazed window to the front, radiator, coving to ceiling, two ceiling roses, gas fire with surround and mantelpiece, storage cupboard housing the meters and door to dining room.



LOUNGE

DINING ROOM (12'3 x 12'7) Understairs storage cupboard, radiator, picture rail, staircase to the first floor and double glazed window to the rear. An archway leads through to the kitchen.

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DINING ROOM

KITCHEN (9' x 6'6) Fitted kitchen incorporating sink unit with drainer and mixer tap, tiled splashbacks, electric oven and grill, four burner gas hob with glass splashback and overhead extractor. Plumbing for washing machine, wood effect vinyl flooring, double glazed window to the rear and archway leading to rear vestibule.



KITCHEN

REAR VESTIBULE Wood effect vinyl flooring, door to bathroom, built in storage cupboards (one of which houses the Baxi boiler) and UPVC door to the rear yard.

BATHROOM (7' x 6'8) Three piece suite comprising WC, wash hand basin and walk-in shower unit with electric shower. Tiled walls, radiator, tiled flooring and double glazed frosted window to the rear.



BATHROOM

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FIRST FLOOR LANDING Doors to bedrooms.

BEDROOM 1 (12'3 x 12'5) Double glazed window to the front, radiator, coving to ceiling, built in wardrobes with sliding doors, fitted cupboard and further built in cupboards with sliding doors.



BEDROOM 1

BEDROOM 2 (11' x 9') Double glazed window to the rear, radiator, coving to ceiling, two built in wardrobes and built in cupboards.



BEDROOM 2

OUTSIDE Front forecourt laid to flagstones and shillies. Enclosed rear yard with outside water tap, outhouse and pedestrian access gate to the rear lane. On street parking to the front of the property.



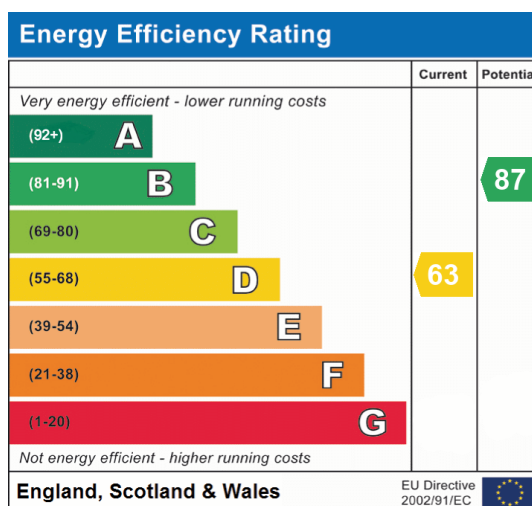
REAR YARD

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TENURE We are informed the tenure is Freehold

COUNCIL TAX We are informed the property is in tax band A

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