

Cumbrian Properties

3 St Cuthberts Close, Wigton



Price Region £190,000

EPC-

Terraced property | Market town location
1 reception room | 3 bedrooms | 2 bathrooms
Gardens | Off-street parking for 2 vehicles

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2/ 3 ST CUTHBERTS CLOSE, WIGTON

A well-presented three bedroom end terraced property situated in the centre of Wigton close to all local amenities. The double glazed and gas central heated accommodation briefly comprises of dining kitchen, utility room, rear hallway, cloakroom, utility and lounge. To the first floor are three bedrooms, en-suite to Master, and family bathroom. Low maintenance front and rear gardens laid to stone chippings. Off street parking for two vehicles at the front.

The accommodation with approximate measurements briefly comprises:

Entry via double glazed door into the dining kitchen.

DINING KITCHEN (18' max x 10'5 max) Fitted kitchen incorporating a 1.5 bowl stainless steel sink, electric oven with four burner gas hob and extractor hood above. Fridge/freezer, breakfast bar, two double glazed sash windows, radiator, wood flooring, spotlights to ceiling, stained wood flooring and doors to utility and rear hallway.



DINING KITCHEN

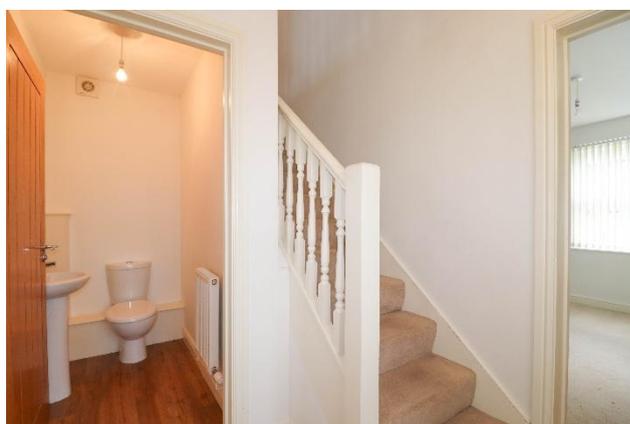
UTILITY ROOM Plumbing for washing machine, space for tumble dryer, stainless steel sink with mixer tap, understairs storage, stained wood flooring and radiator.

REAR HALLWAY Staircase to the first floor and doors to cloakroom and lounge.

CLOAKROOM Two piece suite comprising wash hand basin, WC and stained wood flooring.



UTILITY ROOM



HALLWAY & CLOAKROOM

3/ 3 ST CUTHBERTS CLOSE, WIGTON

LOUNGE (17' max x 11'8 max) Two double glazed sash windows, radiator and door to the front garden.



LOUNGE

FIRST FLOOR LANDING Double glazed sash window, radiator, loft access and doors to bedrooms and bathroom.



LANDING

MASTER BEDROOM (12' x 10'6) Two double glazed sash windows, radiator and door to en-suite.



MASTER BEDROOM

4/ 3 ST CUTHBERTS CLOSE, WIGTON

MASTER EN-SUITE SHOWER ROOM Three piece suite comprising of boarded corner shower cubicle, wash hands basin and WC. Double glazed frosted window, tile effect flooring, radiator and spotlights to ceiling.



MASTER EN-SUITE SHOWER ROOM

BEDROOM 2 (10'7 x 8'8) Two double glazed sash windows, radiator and wall mounted TV bracket.



BEDROOM 2

BEDROOM 3 (10'7 x 8'7) Double glazed sash window, radiator and cupboard housing the combi boiler.



BEDROOM 3

5/ 3 ST CUTHBERTS CLOSE, WIGTON

BATHROOM (6'7 x 5'3) Three piece suite comprising of panelled bath, wash hand basin and WC. Heated towel rail, tile effect flooring and spotlights to ceiling.



BATHROOM

OUTSIDE The property has low maintenance front and rear gardens laid to stone chippings with flagged stone seating area and two off street parking spaces.



REAR OF THE PROPERTY & GARDEN

TENURE We are informed the tenure is Freehold.

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

EPC GRAPH TO FOLLOW

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