



Sheep Barrow Close, Lindale, Grange-Over-Sands, Cumbria

£165,000

DESCRIPTION

A well proportioned two bedroom semi detached modern cottage-style property situated in non-roadside location on popular residential cul-de-sac development within village setting. The property comprises double glazed upper panel entrance door leading into the kitchen/diner, this has two double glazed front windows, radiator, tiled flooring, part tiling to the walls, staircase to the first floor and is fitted with a range of base and wall cupboards, drawers, round edge work surfaces incorporating single drainer one and a half bowl sink unit with mixer tap, gas cooker point, filter hood, plumbing for automatic appliance, space for larder-style refrigerator/freezer and there is also an understair cupboard with shelving and light. The lounge runs the full width of the property and has double glazed double French doors which give access to the adjacent conservatory, there is a cottage-style gas fired stove set in feature rustic brick-style fireplace with matching side plinth and radiator. The super conservatory provides additional living or dining accommodation and has double glazed windows to both sides and the rear, this incorporates a double glazed double French door which gives access to the flagged rear patio-style garden. The conservatory has a tiled floor and electric heater. To the first floor, on the landing, is a cupboard which houses the gas central heating boiler and there is also trap-access to the roof space. Bedroom 1 is again a full width room and has double glazed window, radiator and two double wardrobes. Bedroom 2 has a double glazed roof-light window, radiator and double bulk-head cupboard, the shower room has a double glazed roof-light, tiled floor, part tiled walls, radiator and three piece suite to include corner shower cubicle, pedestal wash hand basin and WC. Outside to the rear of the property is an enclosed paved patio-style rear garden with garden store. Parking space. The area to the front of the property is a communal grass area. EPC rating is Grade D

DIRECTIONS

Enter Lindale from the direction of Grange (after having passed Grange railway station). Proceed to the mini roundabout and take a right hand turn, take a left turning signposted Sheep Barrow Close and follow the road round to the left and then right. Number 16 is situated towards the rear of the development

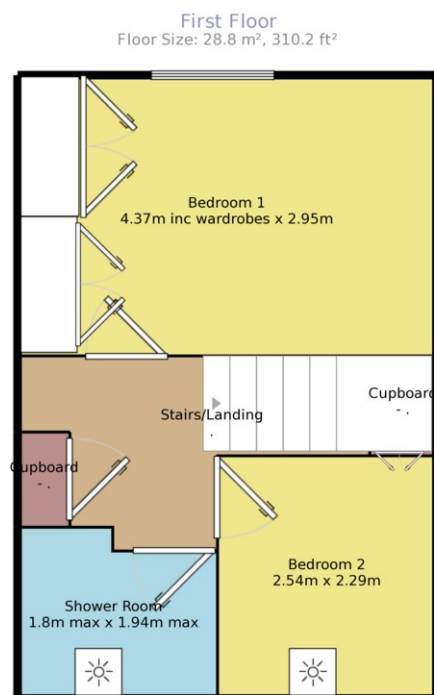
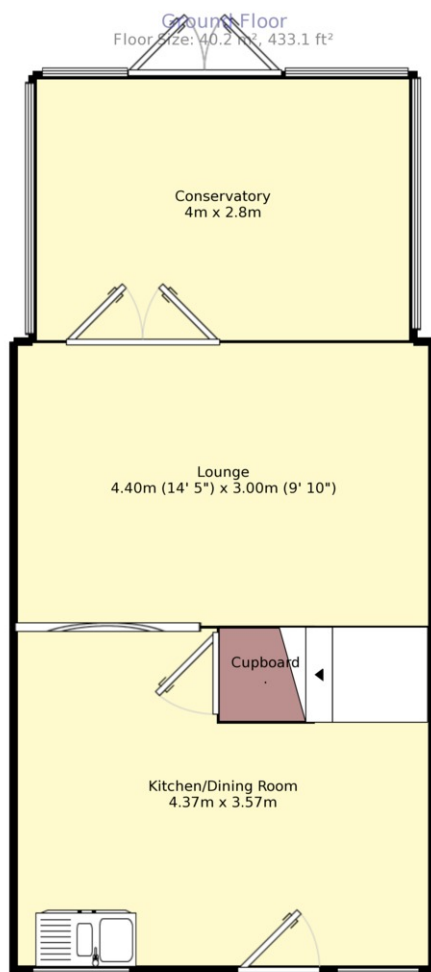
LOCATION

Number 16 enjoys a pleasant non-roadside position in this popular residential cul-de-sac development within the village of Lindale. Local amenities including pubs, church, school and bus service whilst a more comprehensive range of facilities including mini-markets, butchers, bakers, greengrocers, library, banks and railway station are found at the nearby resort of Grange over Sands. The village has access to both the M6 (J36) and The Lakes via the A590

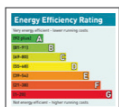
OUR VIEW

Super semi detached cottage-style property in pleasant location which provides comfortable living accommodation including spacious lounge and conservatory which provides excellent additional accommodation which could be used as a dining room or extra sitting room. The property has a shower room with modern-style fittings and an enclosed rear patio-style garden for ease of maintenance plus the advantage of a car parking space. This property needs to be viewed to be appreciated





Measurements are approximate. Not to scale. For illustrative purposes only.



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*Source: Nielsen, Oct 2012.

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