



99Home Ltd.

99Home Ltd,
Sutton Business Centre,
Restmor Way,
Wallington,
SM6 7AH,
Phone :0203 5000 999
Email
:info@99home.co.uk

2 Bed Terraced In Moorefield Close Cumbria, Kendal, LA9 5PH

£195,000



Ref:15611





SHORT DESCRIPTION

Property Ref: 15611 Welcome to this charming 2-bedroom end-terrace house, tucked away in a quiet cul-de-sac. The front of the house features a charming garden and a block-paved path. The interior is bright and airy, with a modern kitchen that opens directly to the comfortable living area. Enjoy cozy nights by the multi-fuel woodburning stove, which features an external chimney. The contemporary bathroom has been thoughtfully designed for comfort, boasting a curved bathshower and a heated towel rail. The heart of this home is the stunning, vibrant rear garden, easily accessed via French patio doors for seamless indoor-outdoor living. It's a tranquil oasis perfect for relaxation or social gatherings. Practical features include off-road parking for two vehicles, a versatile block built shed for storage, and a boarded-out loft with a pull-down ladder. Double-glazed windows throughout ensure a peaceful, energy-efficient home. This home is ready for you to move in and is an ideal choice for first-time buyers. Property Type: Terraced Full selling price: £195000.00 Tenure: Freehold Council tax band: B EPC rating: C Measurement: 530sq.ft. Outside Space: Front Garden, Enclosed Garden Parking: Driveway, Off street Heating Type: Double Glazing, Gas Central Heating Chain sale Possession of the property: Self-occupied -----

2

Bed Room(s)

1

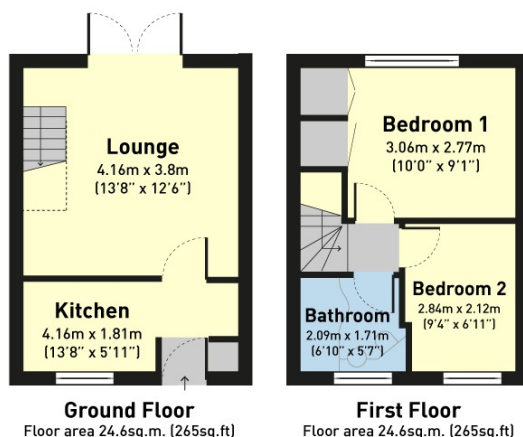
Bath Room(s)

1

Living Room(s)

FLOOR PLAN

Illustrations are for identification purposes only and are not to scale.
All measurements are a maximum and include wardrobes and bay windows where applicable.



Floorplan is for illustrative purposes only and is not to scale.
Every attempt has been made to ensure the accuracy of the floorplan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only.
Liability for errors, omissions or mis-statement through negligence or otherwise is hereby excluded.

EPC GRAPH

Illustrations are for identification purposes only and are not to scale.
All measurements are a maximum and include wardrobes and bay windows where applicable.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	70 C	76 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Disclaimer: The information displayed about this property comprises a property advertisement. 99home.co.uk (/) will not make no warranty for the accuracy or completeness of the advertisement or any linked or associated information, and 99home has no control over the content. This property advertisement does not constitute property particulars, the property may offer to tenants in same condition as they have seen on time of the viewing. The information is provided and maintained by 99home.co.uk (/)

