



21 WILLOW DRIVE, KENDAL, CUMBRIA, LA9 6AY
£300,000

MILNE MOSER
SALES + LETTINGS

21 WILLOW DRIVE
KENDAL
CUMBRIA
LA9 6AY



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GARAGE

OVERVIEW

In a popular location between Parkside Road and Castle Green Lane, this is the opportunity to purchase a detached bungalow with no onward chain.

The plot has level access and gardens and the accommodation is easily managed and well laid out. The bay windowed lounge area has an offset dining space and there is a kitchen adjoining. The bedrooms are located towards the rear of the bungalow - two of which are doubles and the third a generous single. The bathroom has a four piece suite and the property is gas centrally heated and double glazed. To the side is an attached garage and driveway parking.

The accommodation is already a good size and layout, however there is potential to extend - subject to consents - and the property would be ideal for both buyers looking to downsize and growing families.





ACCOMMODATION

A frosted UPVC double glazed door leads into:

ENTRANCE VESTIBULE

Built in double coat cupboard with sliding doors, a ceiling light and radiator. Frosted internal windows facing into the dining area.

LOUNGE DINER

23' 7" x 15' 4" (7.18m x 4.67m) max excluding the box bay window
A good sized room with offset lounge and dining areas and a UPVC double glazed box bay window to the front. The lounge area has a wood fire surround with gas fire and marble style inset and plinth. Two radiators, two ceiling lights and both television and telephone points. UPVC double glazed window to the side aspect.

KITCHEN

10' 6" x 8' 3" (3.19m x 2.52m)

UPVC double glazed window to the side aspect and frosted double glazed door. Fitted with oak style base and wall units with pale marble effect worktops and tiled splashbacks. Stainless steel sink with drainer, space for an electric cooker, plumbing for a washing machine and space for an upright fridge freezer. Ceiling light and a radiator.

INNER HALLWAY

Having access to the loft and a large double cupboard with sliding doors, shelving and housing the Worcester boiler. Ceiling light.

BEDROOM

12' 6" x 10' 8" (3.80m x 3.26m) max

Overlooking the rear garden, this double bedroom has a ceiling light, radiator and built in double wardrobe with sliding doors. UPVC double glazed window.

BEDROOM

10' 7" x 10' 4" (3.22m x 3.16m)

Another good sized double bedroom with a UPVC double glazed window overlooking the rear garden, a ceiling light and radiator.



BEDROOM

8' 11" x 8' 5" (2.71m x 2.57m)

UPVC double glazed window to the side aspect. Radiator and a ceiling light. A generous single bedroom, there is space for a small double bed or two singles if required.

BATHROOM

10' 5" x 5' 9" (3.17m x 1.76m)

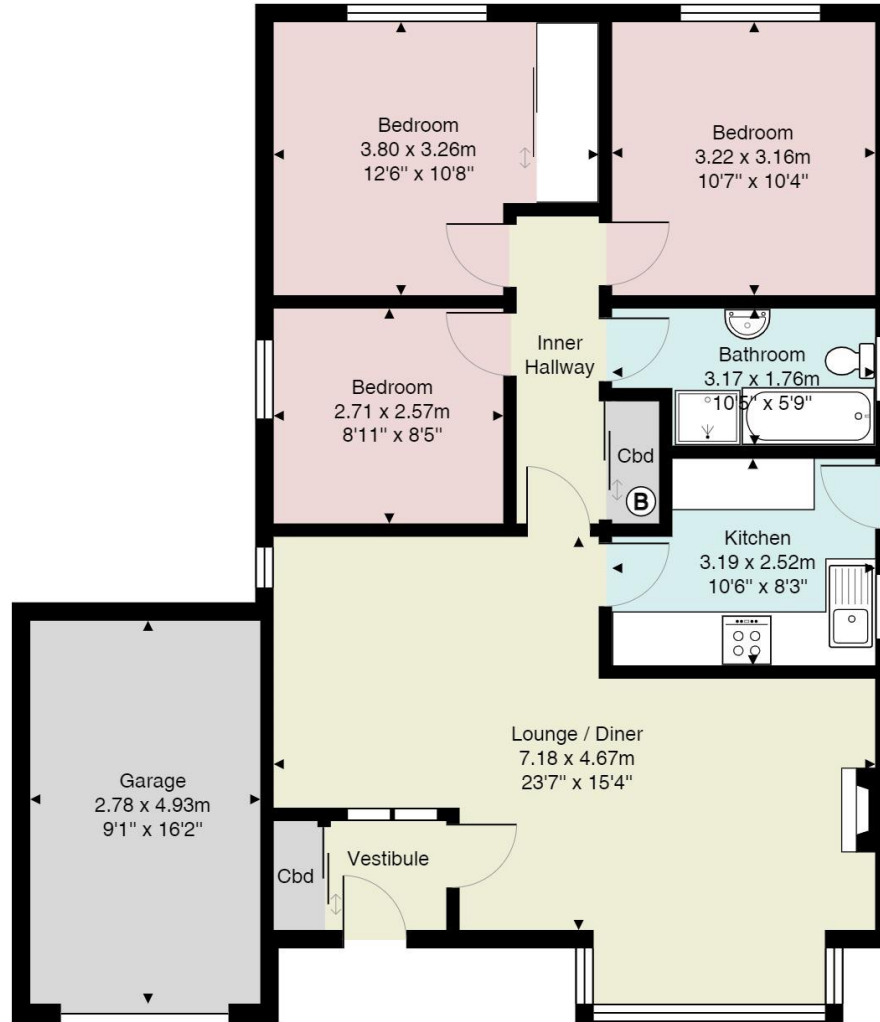
A frosted UPVC double glazed window to the side elevation. Fully tiled, the bathroom is fitted with a four piece suite comprising bath, shower cubicle, pedestal wash hand basin and WC. Chrome heated towel rail and downlights to the ceiling.

EXTERNAL

The low maintenance front garden is gravelled and planted with small shrubs. A driveway leads to the garage and there is gated access at either side to the rear garden.

With lawn and seating areas, the rear garden has established flower beds, rose arch, evergreen shrubs and a greenhouse set on a hard stand. A further patio to the side provides space for pots and extra storage if required.





This plan is for illustrative purposes only and should be used as such by any prospective purchasers.
 The appliances and systems shown have not been tested and no guarantee to their operability or efficiency can be given.
 Measurements are approximate and for display purposes only





DIRECTIONS

Leaving Kendal on Aynam Road, stay in the left hand lane joining Lound Road. Bear left at the traffic lights onto Parkside Road and continue past Netherfield Cricket Club. Continue through at the traffic lights and the turn left onto Larch Grove just past the railway bridge. Turn left again onto Willow Drive, with the property located to the left hand side.

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GENERAL INFORMATION

Mains Services: Water, Gas, Electric and Drainage

Tenure: Freehold

Council Tax Band: D

EPC Grading: D



ARRANGE A VIEWING

To arrange your viewing contact our Kendal Team:

100 Highgate, Kendal, LA9 4HE

Telephone. 01539 725582

Email. kendalproperty@milnemoser.co.uk

MILNE MOSER

SALES + LETTINGS

KENDAL OFFICE

100 Highgate, Kendal, Cumbria LA9 4HE

Telephone. 01539 725 582

Fax. 01539 723 425

Email. kendalproperty@milnemoser.co.uk

Email. lettings@milnemoser.co.uk

MILNTHORPE OFFICE

Westmorland House, The Square,

Milnthorpe, Cumbria LA7 7QJ

Telephone. 015395 64600

Fax. 015395 63976

Email. milnthorpeproperty@milnemoser.co.uk



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