



**4 bed detached house to buy in**  
Gleaston, Gleaston, Ulverston, Cumbria,  
LA12 0QA

**£325,000** Starting Bid

 x4  x1  x2

Tenure  
**Freehold**

Driveway & Garage parking

**Property features**

- ✓ Detached House
- ✓ Four bedrooms
- ✓ Sold by Secure Sale

## Key Information

- ✓ Council Tax: Band E
- ✓ Heating supply: Liquefied petroleum gas
- ✓ Electric supply: National Grid
- ✓ Water supply: Direct mains water
- ✓ Broadband: ADSL copper wire
- ✓ Mobile signal: Good

## Arrange a viewing

Abigail Hall  
Branch Manager  
North West Auction

0191 7371 168  
northwest@pattinson.co.uk

- ✓ Flexible viewing slots
- ✓ Accompanied viewings

## Description

"NOVEMBER HOUSE" Mill Lane, Gleaston. LA120QA

Here is a substantial, detached modern house in the charming Furness Village of Gleaston.

Very briefly, November House has 4 Bedrooms ( 2 with fitted wardrobes), a Study, a lovely fitted Bathroom ( white 3-piece suite, as well as a large corner Shower), a large Kitchen /Dining Room ( Full range of expensive floor and wall units and a central island ) and an extremely comfortable and spacious, Lounge which has patio doors leading out to the Decking and private rear Garden.

Outside, to the front of November House is a wide block-paved Drive leading to the large integral Garage.

Please note that to the rear of the property there is a 6 person hot tub that is included in the sale and can be seen from the ariel shot.

November House is Double-Glazed and has a Calor gas-fired (combi) Central Heating System.

Gleaston is a charming village with a Community Hall, a beautiful Village Green, and a Play Park. There is easy access to Barrow, Dalton and Ulverston.

November House is being offered for sale by Secure Online Auction. Please contact pattinsons.co.uk to arrange a Viewing and to submit a bid.

November House could well become your Tickety Boo home!

Approximate Dimensions;

GROUND FLOOR. Porch entrance; 1.36m x 2.04m. Study: 2.50m x 3.20m. Bedroom 1; 2.85m x 3.40m.

UPSTAIRS. Bathroom: 4.00m x 1.70m. Bedroom 2; 3.23m x 3.25m. Bedroom 3; 3.23m x 4.25m. Bedroom 4; 3.33m x 3.25m Kitchen/Dining Room; 6.46m x 4.40m. Lounge; 4.50m x 5.40m.

Garage; 5.40m x 4.65m

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#### NOTES ON GLEASTON.

Gleaston is a village with a population of around 400 in the Furness area of South Cumbria, situated between the towns of Barrow-in-Furness, Dalton-in-Furness and Ulverston. Historically in Lancashire, the history of the village can be traced as far back as the Mesolithic period and it was the centre of the manor of Muchland in the Middle Ages. Today it is largely a commuter village for the nearby towns, but its past is still visible in the remains of Gleaston Castle and Gleaston Water Mill, which is open as a tourist attraction.

Since the Iron Age Gleaston would probably have been inhabited by the Carvetii tribe who were based at Carlisle and covered most of modern Cumbria, or possibly the Setantii tribe from Lancashire. Both were later incorporated by the Brigantes. Successive waves of Norse, Saxon and Norman invaders and settlers have all added to the history of the local area.

Council Tax Band: E

Tenure: Freehold

Price: Starting Bid £325,000

Property Type: Detached House

Parking: Driveway & Garage

Year built: 2000

Construction materials: Brick and block

Roofing type: Concrete roof tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: No

Heating: Liquefied petroleum gas

Electric: National Grid

Water: Direct mains water

Water meter: Yes

Sewerage: Standard UK domestic

Air conditioning: No

Broadband: ADSL copper wire

Mobile signal coverage: Good



Gleaston, Gleaston, Ulverston, Cumbria, LA12 0QA

Contact your local branch today for more information on this property:

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northwest@pattinson.co.uk, www.pattinson.co.uk**

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