4 bed semi-detached house to buy in LA6

Killington Hall, Killington, Carnforth, Cumbria, LA6 2HA

£430,000 Starting Bid

x 4 x 4 x 2

Tenure

Freehold

Driveway & Garage parking

Property features

- Being Sold via Secure Sale online bidding. Terms and Conditions
- 4 spacious bedrooms
- 3 modern bathrooms
- 2 reception rooms
- EPC Rating D

Key Information

- Council Tax: Band F
- EPC Rating: D
- Heating supply: Oil
- Electric supply: National Grid
- Water supply: Direct mains water
- Broadband: FTTP (fibre to the premises)
- 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

Lockwood Cottage is a charming semi-detached house located in the picturesque village of Killington, a delightful village just outside of Sedbergh. This spacious property boasts an impressive 1,807 square feet of living space, large garden and parking for multiple cars . The surrounding area of Killington is known for its natural beauty and offers a range of outdoor activities, making it perfect for those who appreciate the great outdoors. The village itself has a welcoming community atmosphere, with local amenities within easy reach.

Upon entering the property, you will find two well-proportioned reception rooms that offer ample space for relaxation and entertaining. The layout is designed to provide both comfort and functionality, ensuring that every member of the household can enjoy their own space. The property features four generously sized bedrooms. With three bathrooms, including en-suite facilities, convenience is at the fo of this home, catering to the needs of a busy family.

Lounge - 25'6" x 17'5" - The lounge is an inviting space featuring traditional exposed beams and several windows that allow for plenty of natural light. Its generous proportions provide ample space for a variety of seating arrangements, creating a perfect spot for relaxing or entertaining. The room embodies a warm, rustic character with its high ceiling and feature fireplace.

Dining Room - 8'10" x 17'5" - The dining room offers a welcoming atmosphere with its wooden flooring and warm tones. It allows natural light to enter through the French doors, which also give access to the garden. The space is well-sized for family meals and hosting.

Kitchen - 13'7" x 13'1" - The kitchen is a charming space that combines rustic features with practical design. It boasts wooden cabinetry, stone walls, and a tiled floor. There is space for a central table offering a casual dining or preparation area under wooden beams and a skylight, which brings in natural light. The kitchen is well-equipped with integrated fridge freezer, gas hob, electric cooker and stainless steel sink with drainer.

Hall - The hallway creates a welcoming entrance with wooden flooring and stairs. Its openness is enhanced by a double-height ceiling, visible from the landing above, which adds to the sense of space and light within the home.

Downstairs Wc - The property benefits from a w/c on the half landing containing a toilet and wash basin, easily accessible from the ground floor of the property,

Bedroom 1 - 9'7" x 19'4" - Bedroom 1 is a spacious room with exposed beams and a large window that offers views over the surrounding countryside. The room comfortably fits a double bed with ample space around it, a wardrobe, and additional furniture. It also benefits from an en-suite bathroom, enhancing privacy and convenience.

Bedroom 2 - 14'1" x 10'6" - Bedroom 2 is a double room displaying charming rustic features such as exposed beams and a stone wall. It can accommodate a double bed, wardrobe, and seating, with plenty of natural light entering through the window. The room leads directly to an en-suite shower room, adding convenience and privacy.

Bedroom 3 - 14'2" x 8'4" - Bedroom 3 offers a pleasant double room with exposed ceiling beams and a window providing views of the garden. It has enough space for a double bed, wardrobe, and seating area, creating a comfortable and bright bedroom environment.

Bedroom 4 - 12'7" x 8'3" - Bedroom 4 is a smaller, neat room with exposed beams and a window. It is suitable for use as a guest or children's bedroom and offers space for a single bed and additional furniture. Currently this room is being used as a home office and boasts fantastic views of the dales.

Bathroom - 8'1" x 7'0" - The family bathroom features a corner bath, pedestal sink, and toilet, with contrasting black and white tiling creating a classic look. Exposed wooden beams add character to the space.

En-Suite (Bedroom 1) - The en-suite bathroom attached to Bedroom 1 contains a bath with shower over and toilet. It is compact yet functional, providing private bathroom facilities in the master bedroom suite.

En-Suite (Bedroom 2) - The en-suite shower room to Bedroom 2 is fitted with a modern shower cubicle and toilet. It is a practical and private facility adjacent to the bedroom.

Garage - 9'1" x 15'5" - The single garage features traditional stonework and a wooden door, providing secure parking and additional storage space. Its location adjacent to the kitchen offers convenience for unloading groceries and household items.

Rear Garden - The rear garden enjoys a peaceful rural setting with well-maintained lawns, mature trees, and a charming stone bridge over a water stream. The garden is enclosed by fencing and offers scenic views of the surrounding hillside, creating a tranquil outdoor space for relaxation and enjoyment.

Viewings highly recommended to appreciate this space, please contact the office for further information.

Information
We may receive a fee from solicitors or mortgage advisors. Full details are available on request.

Council Tax Band: F

Tenure: Freehold

Price: Starting Bid £430,000

Property Type: Semi-detached house

Parking: Driveway & Garage

Year built: 1800

Construction materials: Stone built

Roofing type: Slate tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Source of flood: Other

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: Yes

Adaptions for accessibility: No

Restrictions: No

Required access: Yes

Heating: Oil

Electric: National Grid

Water: Direct mains water

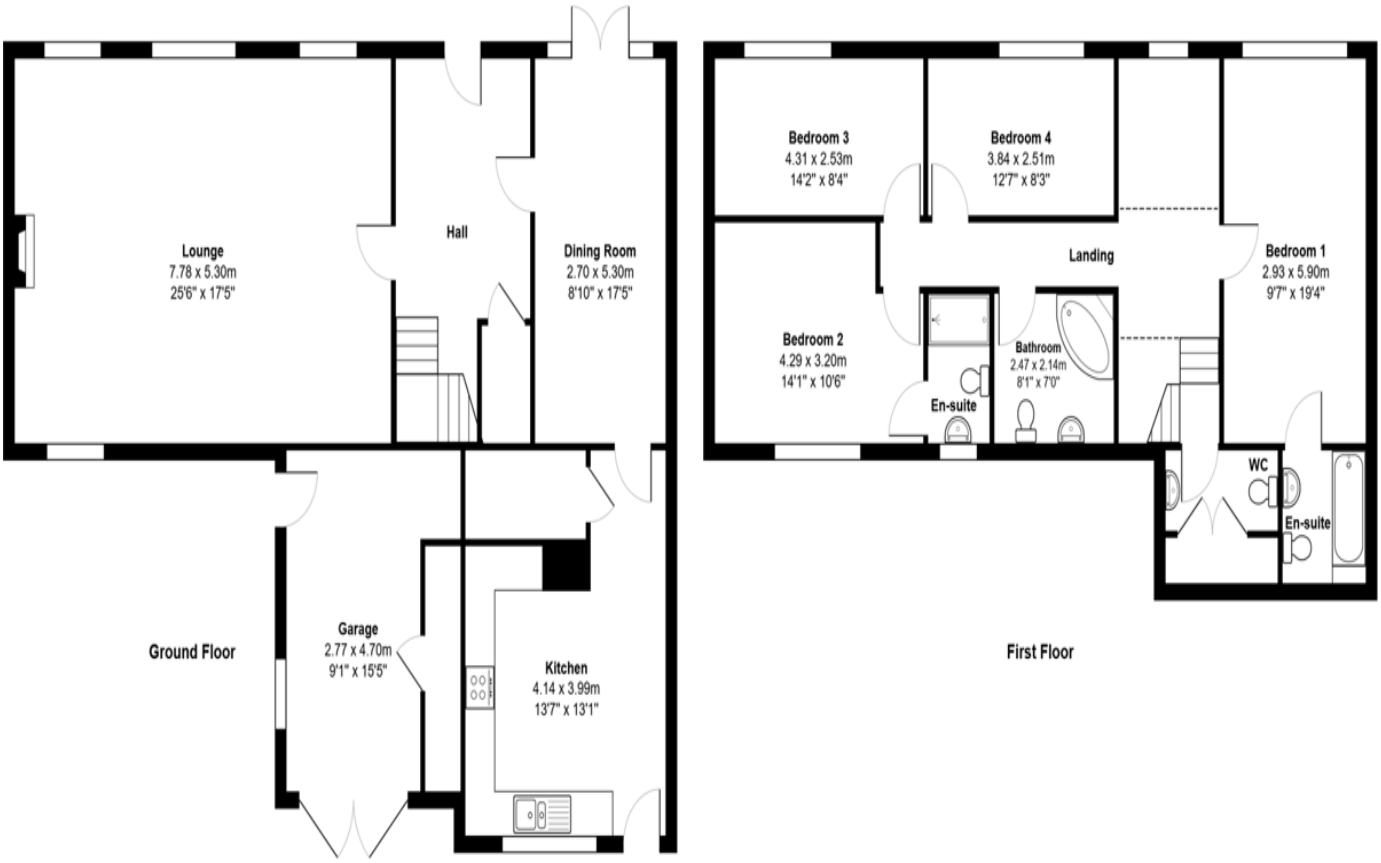
Water meter: Yes

Sewerage: Septic Tank

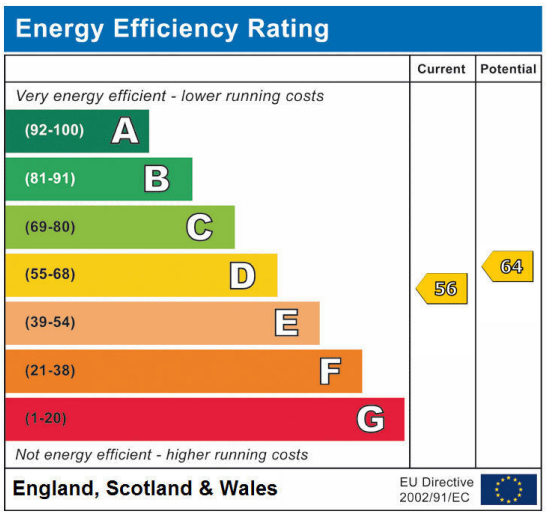
Air conditioning: No

Broadband: FTTP (fibre to the premises)

Mobile signal coverage: Good



For illustrative purposes only - not to scale. The position and size of features are approximate only.
© North West Inspector.



Killington Hall, Killington, Carnforth, Cumbria, LA6 2HA

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

Keith Pattinson Silverlink, Wallsend, Tyne and Wear, NE28 9NY, Tel: 0191 7371 168, northwest@pattinson.co.uk, www.pattinson.co.uk

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.