



The Basement Flat, Merewyke Court North Terrace, Bowness-On-Winder
£199,995



The Basement Flat

Merewyke Court North Terrace, Windermere

A well presented flat centrally located within the Lakeland village of Bowness-on-Windermere where all the shops, restaurants and bars are within easy reach. Situated in the heart of the Lake District and within easy reach of public transport services and the M6.

Introducing this charming 1-bedroom studio flat, expertly converted from a basement, offering a unique and inviting living space. Situated conveniently close to all local amenities, this property presents a prime opportunity for a comfortable and convenient lifestyle.

The property has a sitting dining room that serves as the heart of this cosy abode. The integrated kitchen compliments the sitting dining room with easy access to it. You will find a well-appointed double bedroom, providing a peaceful retreat for rest. The three-piece suite bathroom adds the finishing touch to the property

Thoughtfully designed with electric heating throughout, this flat promises a warm and welcoming atmosphere, perfect for relaxation after a busy day exploring the nearby attractions. With easy access to a plethora of local points of interest, every day presents an opportunity for a new adventure.

For those reliant on public transport, this flat is ideally located close to local transport services, facilitating effortless travel and connectivity with the wider community.

In summary, this meticulously designed 1-bedroom studio flat offers a harmonious blend of comfort, convenience, and style. Whether seeking a tranquil space to unwind or a base for exciting adventures, this property represents a truly special opportunity to embrace a fulfilling lifestyle in a desirable location.





- A basement converted into a cosy & welcoming flat
- Neutrally decorated throughout
- Ten minute walk to Lake Windermere
- Within the heart of Bowness
- Local shops, pubs & restaurants on your doorstep
- Sold with no ongoing chain
- Well established holiday let - turn key ready. Furniture negotiable.
- Residents' parking permits available
- Stylish contemporary Shower Room
- Excellent investment opportunity

LOWER GROUND FLOOR

KITCHEN

12' 0" x 4' 4" (3.67m x 1.32m)

SITTING ROOM

14' 3" x 10' 2" (4.35m x 3.10m)

BEDROOM

9' 10" x 9' 1" (3.00m x 2.76m)

BATHROOM

7' 6" x 4' 3" (2.28m x 1.29m)

SERVICES

Mains electric, mains water, mains drainage

EPC RATING E

COUNCIL TAX: BAND TBC

TENURE: LEASEHOLD

DIRECTIONS

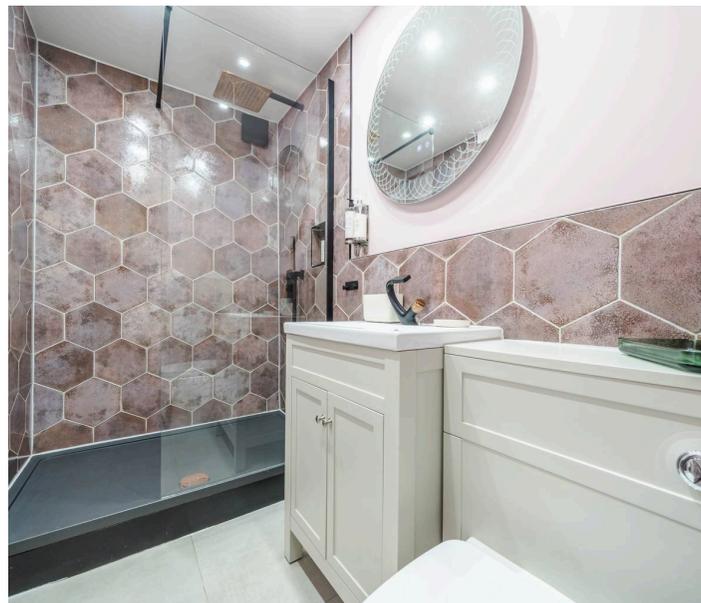
From our Windermere office proceed to Bowness on to Lake Road.

Take the left onto North Terrace followed by a left to find The Basement Flat found on the left.

WHAT3WORDS: [scribbled.storage](#), pads

IDENTIFICATION CHECKS

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Approximate total area⁽¹⁾

38.43 ft²
3.57 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

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