



3 Seed Howe Cottages Seed Howe, Staveley  
£570,000



### 3 Seed Howe Cottages Seed Howe

Staveley

A well proportioned mid terraced cottage with pleasant countryside views situated in a desirable village location within the Lake District National Park and being convenient for the amenities on offer in Windermere and Kendal together with public transport services and the M6 motorway.

The accommodation which briefly comprises entrance porch, sitting room, lounge, kitchen, utility room and cloakroom to the ground floor. The first floor offers four bedrooms with two having en-suites and a bathroom. On the second floor there is a bedroom. The property benefits from gas central heating and double glazing.

Outside there is a rear landscape garden with access from the rear and on street parking.

## GROUND FLOOR

### PORCH

5' 11" x 4' 8" (1.80m x 1.42m)

Both max. Feature timber door.

### SITTING ROOM

18' 1" x 16' 2" (5.50m x 4.94m)

Both max. Double glazed door, two double glazed windows, radiator, gas stove, fitted feature cupboards, understairs storage, built in cupboard.

### LOUNGE

17' 4" x 12' 0" (5.28m x 3.65m)

Both max. Double glazed window, radiator, gas stove.

### KITCHEN

18' 8" x 9' 9" (5.68m x 2.97m)

Both max. Single glazed door, double glazed window, radiator, base and wall units, stainless steel sink, integrated double oven, gas hob, extractor/filter over, space space for fridge freezer, space for dishwasher, tiled splashback, recessed spotlights.

### UTILITY ROOM

11' 0" x 7' 0" (3.36m x 2.13m)

Both max. Double glazed window, radiator, built in cupboard, base units, space for fridge freezer, plumbing for washer dryer, exposed beams.

### HALLWAY

4' 1" x 3' 5" (1.25m x 1.03m)

Both max. Double glazed door, tiled flooring.

### CLOAKROOM

6' 1" x 4' 1" (1.86m x 1.24m)

Both max. Double glazed window, heated towel radiator, W.C. wash hand basin, fully tiled walls, tiled flooring.

## FIRST FLOOR

### BEDROOM

19' 7" x 9' 9" (5.98m x 2.96m)

Both max. Double glazed window, radiator.





#### EN-SUITE

5' 8" x 5' 7" (1.72m x 1.69m)

Both max. Heated towel radiator, three piece suite comprises W.C. wash hand basin, fully panelled shower cubicle with electric shower fitment, fully tiled walls, extractor fan, recessed spotlights.

#### BEDROOM

16' 1" x 12' 5" (4.91m x 3.78m)

Both max. Two double glazed windows, radiator, built in wardrobe, exposed beams.

#### BEDROOM

11' 11" x 9' 9" (3.62m x 2.97m)

Both max. Double glazed window, radiator.

#### EN-SUITE

6' 5" x 6' 2" (1.96m x 1.89m)

Both max. Heated towel radiator, three piece suite comprises W.C. wash hand basin, fully panelled shower cubicle with electric shower fitment, fully tiled walls, extractor fan, recessed spotlights.

#### BATHROOM

10' 6" x 8' 9" (3.21m x 2.67m)

Both max. Double glazed Velux window with blind, heated towel radiator, three piece suite comprises W.C. wash hand basin to vanity and bath with electric shower over, fully tiled walls, exposed beams, extractor fan.

#### HALLWAY

17' 1" x 6' 2" (5.20m x 1.88m)

Both max. Loft access, exposed beams.

#### LANDING

9' 3" x 3' 7" (2.82m x 1.08m)

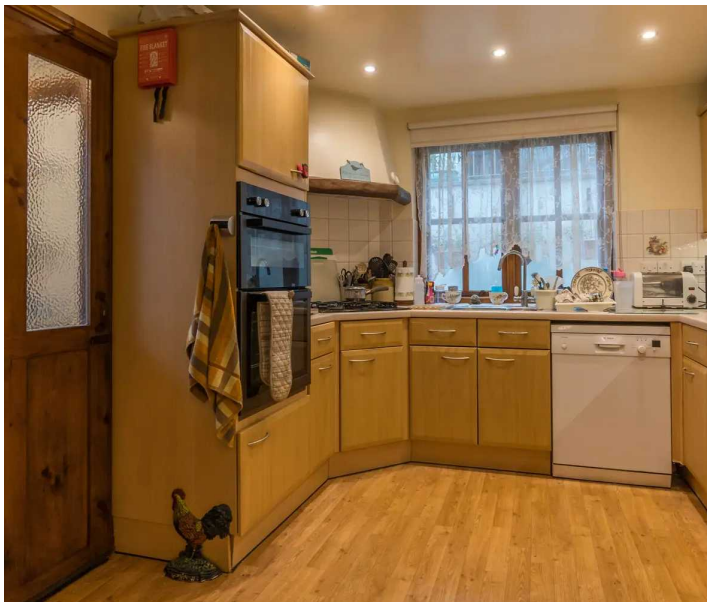
Both max. Double glazed door, double glazed window, radiator.

#### SECOND FLOOR

#### BEDROOM

15' 6" x 10' 7" (4.73m x 3.23m)

Both max. Two double glazed Velux windows, exposed beams.





## OUTSIDE

A landscape garden with plenty of patio seating areas, space for potted plants, shed and a greenhouse. It is accessible from the rear.

## ON ROAD

Street parking

## EPC RATING

## SERVICES

Mains electric, mains gas, mains water, mains drainage

## COUNCIL TAX: BAND D

## TENURE: FREEHOLD

## DIRECTIONS

From Windermere take the A591 towards Kendal. Take the first exit for Staveley in to Danes Road. Pass the first entrance to Seed Howe where number 3 is located on the left hand side.

**WHAT3WORDS:** writings. risen. blockage







## THW Estate Agents

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