



14 Ruskin Drive, Kirkby Lonsdale
£500,000



14 Ruskin Drive

Kirkby Lonsdale

A well present detached family bungalow located in the popular town of Kirkby Lonsdale. Having plenty of amenities on offer within the local area and easy access to both the Lake District National Park and the Yorkshire Dales National Park. Road links to the M6 Motorway are easily accessed as well. This well proportioned detached bungalow could be everything your looking for in a sought-after location. Upon entering the home, you are greeted by a light and airy sitting room on the right, perfect for relaxing or entertaining guests. The dining room can be found next to the sitting room which boasts garden views, providing a serene backdrop for family meals. The kitchen has plenty of space for all your cooking needs and leads seamlessly to a conservatory where you can enjoy your morning coffee or bask in the afternoon sun. Also on the ground floor are three double bedrooms and a family bathroom which comprises a W.C., wash hand basin and shower cubicle. Upstairs there is the final double room that looks out over the garden and a family bathroom comprising a W.C., wash hand basin, bidet and bath. Outside, the property is a nature lover's paradise, with well-kept gardens both to the front and rear. The rear garden features a lush lawn that is impeccably maintained, bordered by a picturesque forest that provides a peaceful and private setting. A convenient shed is located in the garden, offering additional storage space for all your tools and equipment. The front garden mirrors the care and attention to detail seen throughout the property, with a pristine lawn and ample driveway parking for multiple vehicles which leads to a standalone garage. Whether you're hosting a barbeque with friends, enjoying a morning cup of tea, or simply taking in the surrounding greenery, the outdoor spaces of this bungalow are sure to captivate and inspire. Don't miss this opportunity to make this charming property your own and experience the tranquillity and beauty it has to offer.

- Detached bungalow
- Double glazing
- Light and airy sitting room
- Dining room with garden views
- Kitchen which leads to a conservatory
- Gardens to the front and rear
- Four double bedrooms
- Close to local amenities
- Two family bathrooms
- Garage and driveway parking

EPC RATING

SERVICES

Mains electric, mains gas, mains water, mains drainage

COUNCIL TAX: BAND

TENURE: FREEHOLD

DIRECTIONS

Follow the A65 into Kirkby Lonsdale, at the Booths roundabout take the second exit onto Bentinck Drive followed by a left onto Main Street followed by the next right onto Lunefield Drive. Follow the road all the way around until it merges into Ruskin Drive and number 14 can be found on the right.

WHAT3WORDS:quits.seats loaf





GROUND FLOOR

PORCH

9' 1" x 5' 3" (2.78m x 1.61m)

ENTRANCE HALL

19' 4" x 15' 8" (5.89m x 4.77m)

SITTING ROOM

18' 3" x 14' 9" (5.56m x 4.50m)

DINING ROOM

12' 6" x 12' 6" (3.82m x 3.81m)

KITCHEN

10' 11" x 9' 4" (3.32m x 2.85m)

BEDROOM

16' 3" x 9' 5" (4.95m x 2.86m)

BEDROOM

12' 11" x 11' 10" (3.94m x 3.60m)

BEDROOM

12' 5" x 8' 10" (3.78m x 2.69m)

BATHROOM

8' 10" x 7' 8" (2.69m x 2.33m)

CONSERVATORY

9' 7" x 7' 9" (2.92m x 2.37m)

FIRST FLOOR

LANDING

10' 11" x 4' 7" (3.33m x 1.40m)

BEDROOM

21' 2" x 12' 5" (6.45m x 3.79m)

BATHROOM

12' 0" x 9' 2" (3.66m x 2.79m)











THW Estate Agents

Palace Buildings Main Street, Grange-Over-Sands - LA11 6AB

015395 33335 • grange@thwestateagents.co.uk • www.thwestateagents.co.uk

Please note that descriptions, photographs and plans are for guidance only. Services and appliances have not been tested, measurements are approximate and alterations may not have necessary consents. Contact us for property availability and important details before travelling or viewing properties. THW Estate Agents Ltd is a separate legal entity to the solicitor firm of THW Legal Ltd which has different ownership and clients of THW Estate Agents Ltd do not have the same protection as those of THW Legal Ltd.