



12 Castle Park, Kendal



## 12 Castle Park

### Kendal

Semi-detached and full of charm, this eye-catching 2-bedroom bungalow offers a unique living space with far-reaching views. The property features two well-proportioned bedrooms, a modern fitted shower room, and kitchen, providing ample space and functionality. The cosy living room is enhanced by a multi-fuel burner, perfect for those cold winter nights, while the double glazing ensures comfort and energy efficiency. The tiered back garden space offers a peaceful escape, ideal for relaxing or entertaining, with outside space both to the front and rear of the property, creating a versatile environment for all occasions. The bungalow also benefits from generous driveway parking, a garage, and a tranquil setting that promises a peaceful retreat from the hustle and bustle of every-day life.

Outside, the bungalow boasts a delightful frontage with ample driveway parking for multiple vehicles and a garage, providing convenience and security. The front garden space is a blank canvas waiting to be personalised, offering scope for green-fingered enthusiasts. The rear garden is a true hidden gem, offering different zones for gardening or relaxing, while the highest elevation presents breathtaking views of the Kendal. The garage is a handy addition, equipped with timber double doors, a single glazed window, light, power, water supply, plumbing for washing machine, overhead storage, and fitted shelving, providing excellent storage options and versatility. With room for two cars, this property offers practicality and comfort in abundance, making it an exceptional find for those seeking a peaceful and well-appointed bungalow in a desirable location.

- Semi detached bungalow
- Far reaching views
- Two bedrooms
- Multi fuel burner
- Modern fitted shower room and kitchen
- Tiered back garden space
- Outside space to front and rear
- Double glazing
- Ample driveway parking and garage
- Gas central heating

#### **HALL**

7' 4" x 2' 7" (2.24m x 0.80m)

#### **SITTING ROOM**

16' 0" x 11' 11" (4.88m x 3.64m)

#### **BREAKFAST KITCHEN**

13' 5" x 9' 1" (4.10m x 2.76m)

#### **BEDROOM**

12' 4" x 12' 0" (3.77m x 3.65m)

#### **BEDROOM**

9' 1" x 8' 9" (2.77m x 2.66m)

#### **SHOWER ROOM**

16' 3" x 8' 10" (4.96m x 2.70m)

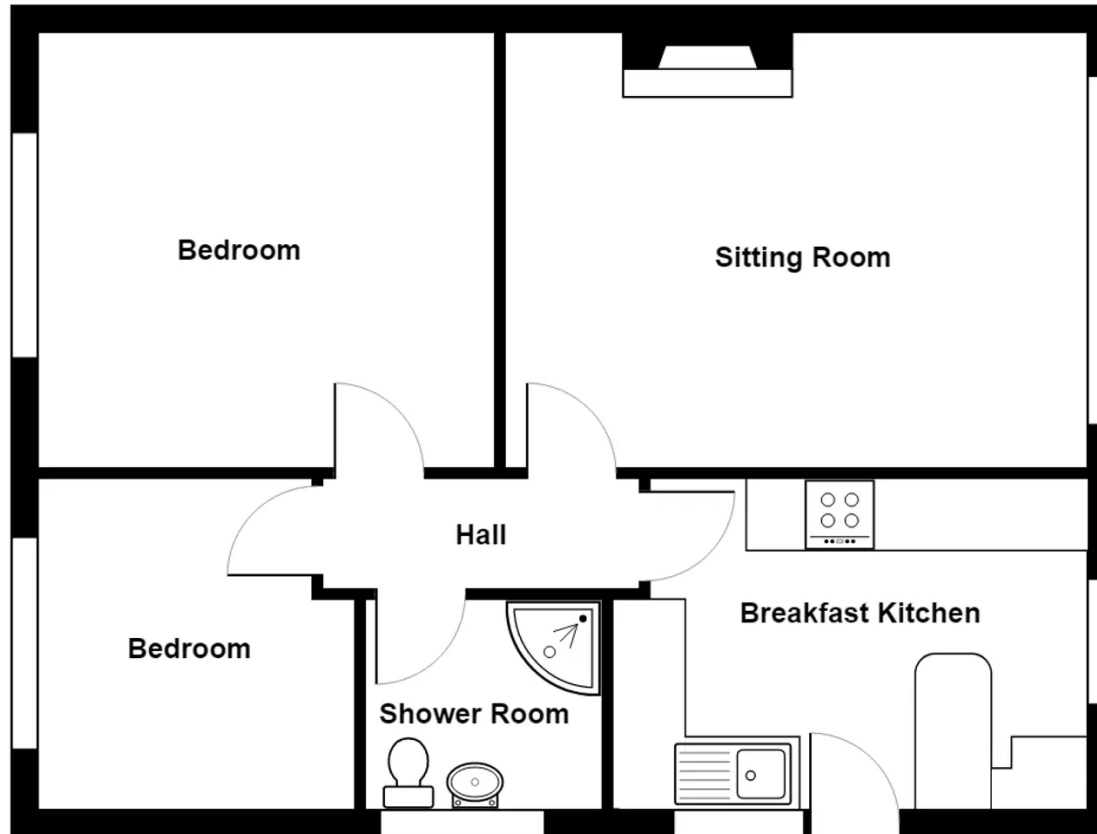
#### **SERVICES**

mains electricity, mains gas, mains water, mains drainage

#### **COUNCIL TAX BAND C EPC RATING D**

From our Kendal office turn right on to Sandes Avenue and cross the river passing Kendal Museum on the right. At the mini roundabout turn right into Wildman Street and then turn left on to Castle Street. Proceed to turn right in to Castle Road and take the first Right on to Castle Park to find number 12 situated on the left.





**Ground Floor**  
**12 Castle Park, Kendal**

Total Area: 57.8 m<sup>2</sup> ... 622 ft<sup>2</sup>



For illustrative purposes only - not to scale. The position and size of features are approximate only.  
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## THW Estate Agents

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