



14 Middle Lane, Kendal

£230,000



14 Middle Lane

Kendal, Kendal

This charming and enchanting mid-terraced house is a delightful character property that is sure to captivate your heart. Situated in a prime location, you will enjoy superb access to town amenities, making daily errands a breeze. For nature lovers, the unbeatable access to scenic local walks will offer the perfect escape from the hustle and bustle of every-day life. Additionally, convenient road links to the Lake District National Park and M6 motorway will make weekend getaways a simple and stress-free affair.

As you step inside, you are greeted by a stunning fitted kitchen that exudes warmth and comfort, perfect for whipping up your favourite meals. The captivating sitting room boasts a cosy atmosphere, complete with a log-burning fireplace that invites you to unwind and relax after a long day. Upstairs, you will find one double bedroom and one single bedroom, each offering a comfortable space for rest and relaxation. While the immaculately presented bathroom offers a serene space to unwind.

Step outside to discover a private enclosed patio garden, ideal for enjoying al-fresco dining or simply basking in the sunshine. With a resident parking permit, this property offers both practicality and convenience.

This property is a rare find, combining charm, convenience, and comfort in one exquisite package. Don't miss the opportunity to make this house your home and create a lifetime of memories in this idyllic setting. Contact us today to arrange a viewing and experience the magic of this enchanting property for yourself.

DIRECTIONS: Travel along the one way system through Highgate and turn left at the Town Hall on to Allhallows Lane. Take the first right into Low Fellside and bear left on to Middle Lane to find number 14 located on the left.

WHAT3WORDS:hammer.duck.friday





- Charming Mid-Terraced character property
- Stunning fitted kitchen with wooden worktop
- Open plan living with log-burning stove
- One double and one single bedroom
- Immaculately presented bathroom
- Private enclosed patio garden
- Resident permit parking
- Superb access to town amenities
- Unbeatable access to scenic local walks
- Convenient road links to the Lake District National Park & M6 motorway

HALLWAY

13' 2" x 2' 8" (4.02m x 0.82m)

LOUNGE

13' 7" x 10' 9" (4.13m x 3.27m)

KITCHEN

13' 8" x 7' 5" (4.17m x 2.27m)

BEDROOM

13' 8" x 10' 6" (4.17m x 3.19m)

BEDROOM

10' 7" x 7' 2" (3.23m x 2.18m)

BATHROOM

7' 5" x 7' 0" (2.27m x 2.14m)

EPC RATING: D

EPC Environmental Impact Rating: C

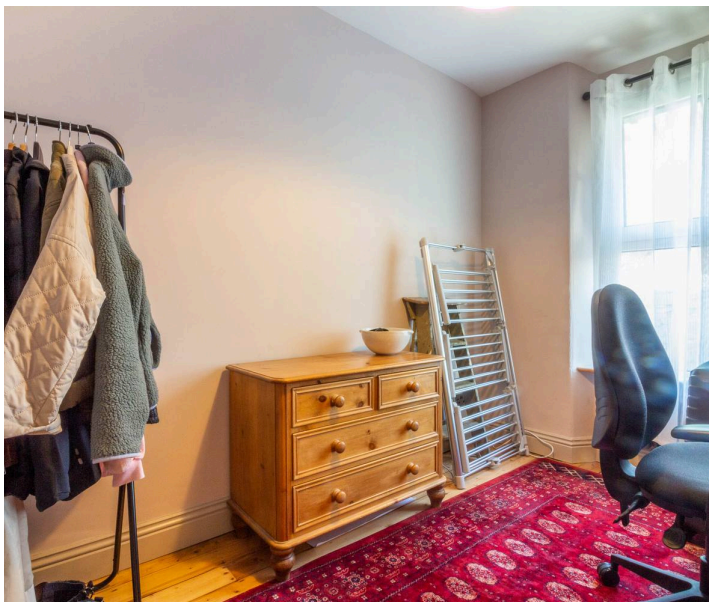
COUNCIL TAX BAND: B

SERVICES: Mains gas, mains electric, mains water and mains drainage.

TENURE: FREEHOLD

IDENTIFICATION CHECKS

Should a purchaser(s) have an offer accepted on a property marketed by THW Estate Agents they will need to undertake an identification check. This is done to meet our obligation under Anti Money Laundering Regulations (AML) and is a legal requirement. We use a specialist third party service to verify your identity. The cost of these checks is £43.20 inc. VAT per buyer, which is paid in advance, when an offer is agreed and prior to a sales memorandum being issued. This charge is non-refundable.





Ground Floor



Floor 1



Approximate total area⁽¹⁾

560 ft²
51.9 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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