



66 Oakthwaite Road, Windermere

£445,000



66 Oakthwaite Road

Windermere

A beautifully presented semi-detached family home situated in a quiet and popular location within the stunning village of Windermere. Conveniently located within walking distance to local amenities in Windermere village including shops, restaurants and the railway station. Also within strolling distance to local parks and schools. The location provides easy access to local transport services, road links to the M6 Motorway and the rest of the Lake District National Park.

This charming semi-detached family home offers a delightful blend of character and modern features, making it the ideal choice for a family or as an investment opportunity. The property boasts a well thought out interior, comprising of two reception rooms including a sitting room with a multi-fuel stove and a dining room with an open fireplace offering access to the rear garden. The modern fitted kitchen, extended in 2005 and equipped with integrated appliances, provides a convenient and stylish space for culinary endeavours. The ground floor also has the benefit of a downstairs shower room along with additional access to the front garden.

Upstairs, there are two double bedrooms, one single bedroom, and a modern four-piece suite bathroom in white. The main bedroom features fitted wardrobes. Ample storage space can be found in the fully boarded loft complete with a substantial Velux window, decent head height and accessed via a pull-down ladder. The property benefits from double glazing and gas central heating providing year round warmth.

The property's outdoor spaces are equally as impressive. The rear garden is fully enclosed and features stunning landscaped decking areas, providing ample space for outdoor furniture, a BBQ, potted plants, and more. A landscaped planted bed and low-maintenance slate chippings at the bottom of the garden offer additional opportunities for relaxation or outdoor activities. At the front of the property, meticulously designed and well-maintained gardens with gravel walkways, stone chipping planted beds, seating areas, and established hedges provide a welcoming entrance.

- Charming semi-detached family home
- Featuring light, bright & airy rooms
- Neutrally decorated & READY TO MOVE STRAIGHT IN
- A great family home or investment opportunity
- Modern fitted kitchen with integrated appliances which was extended in 2005
- Ample loft space which is fully boarded having a substantial Velux window & accessed via a pull down ladder.
- Delightful sitting room with multi fuel burner
- Beautiful, well maintained gardens to both the front and rear
- Parking located opposite the property
- Quiet cul-de-sac yet within walking distance to shops, schools & parks

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.

EPC RATING C

SERVICES

Mains electric, mains gas, mains water, mains drainage

COUNCIL TAX: BAND D

TENURE: FREEHOLD

DIRECTIONS

From our Windermere office proceed along New Road, turn left in to Ellerthwaite Road continuing to the T Junction. Turn right on to Park Road and then take the first right on to Oakthwaite Road, follow the road to find on the right a long driveway, take a slight right onto the driveway to find number 66 on the right hand side.

WHAT3WORDS: ///paint.fussy.supported





GROUND FLOOR

ENTRANCE HALL

12' 10" x 5' 11" (3.90m x 1.81m)

SITTING ROOM

13' 7" x 12' 2" (4.15m x 3.70m)

DINING ROOM

11' 3" x 11' 2" (3.44m x 3.41m)

KITCHEN

14' 4" x 13' 3" (4.37m x 4.03m)

INNER HALLWAY

8' 4" x 3' 5" (2.54m x 1.04m)

SHOWER ROOM

7' 5" x 2' 7" (2.27m x 0.78m)

FIRST FLOOR

LANDING

6' 10" x 6' 9" (2.08m x 2.07m)

BEDROOM

13' 7" x 11' 3" (4.15m x 3.42m)

BEDROOM

11' 9" x 11' 4" (3.58m x 3.45m)

BEDROOM

7' 7" x 6' 11" (2.31m x 2.11m)

BATHROOM

8' 6" x 6' 9" (2.58m x 2.06m)

ATTIC

15' 5" x 14' 7" (4.69m x 4.44m)











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