



2 Cherry Tree Crescent, Kendal  
£135,000

A well presented one bedroom first floor apartment, offering stylish and contemporary living in a convenient Kendal location. Accessed via a private entrance with an external staircase leading to the first. Inside, the open plan living, kitchen and dining area is bright and welcoming, enhanced by large windows. The kitchen is fitted with sleek contemporary units and ample worktop space, electric oven and hob and space for a washing machine and fridge freezer. The adjoining living area provides a comfortable yet airy setting. The generous double bedroom offers a peaceful retreat, while the bathroom is finished with neutral tiling and a shower over bath arrangement. The property also benefits from a combination of gas heating/hot water and electric underfloor heating. Externally, the property has a private patio garden and there is also allocated parking for one vehicle.

**HALLWAY** 2' 10" x 5' 11" (0.87m x 1.81m)

**OPEN PLAN LIVING** 11' 10" x 17' 8" (3.60m x 5.38m)

**BEDROOM** 10' 0" x 11' 7" (3.05m x 3.53m)

**BATHROOM** 6' 10" x 5' 5" (2.09m x 1.66m)

**DIRECTIONS:** From Kendal Town Hall proceed up Allhallows Lane, through Beast Banks and on to greenside turning left on to Bankfield road and take the first right on to Brigsteer Road. Continue and turn left on to Underwood and take the second left on to Greenwood. Proceed to take the fourth right turn on to Cherry tree Crescent and take the first left to find number 2 located on the left.

**WHAT3WORDS:** drift.layers.port

**SERVICES** Mains electric, mains gas, mains water, mains drainage.

**EPC RATING** D

**COUNCIL TAX BANDING** currently Band B

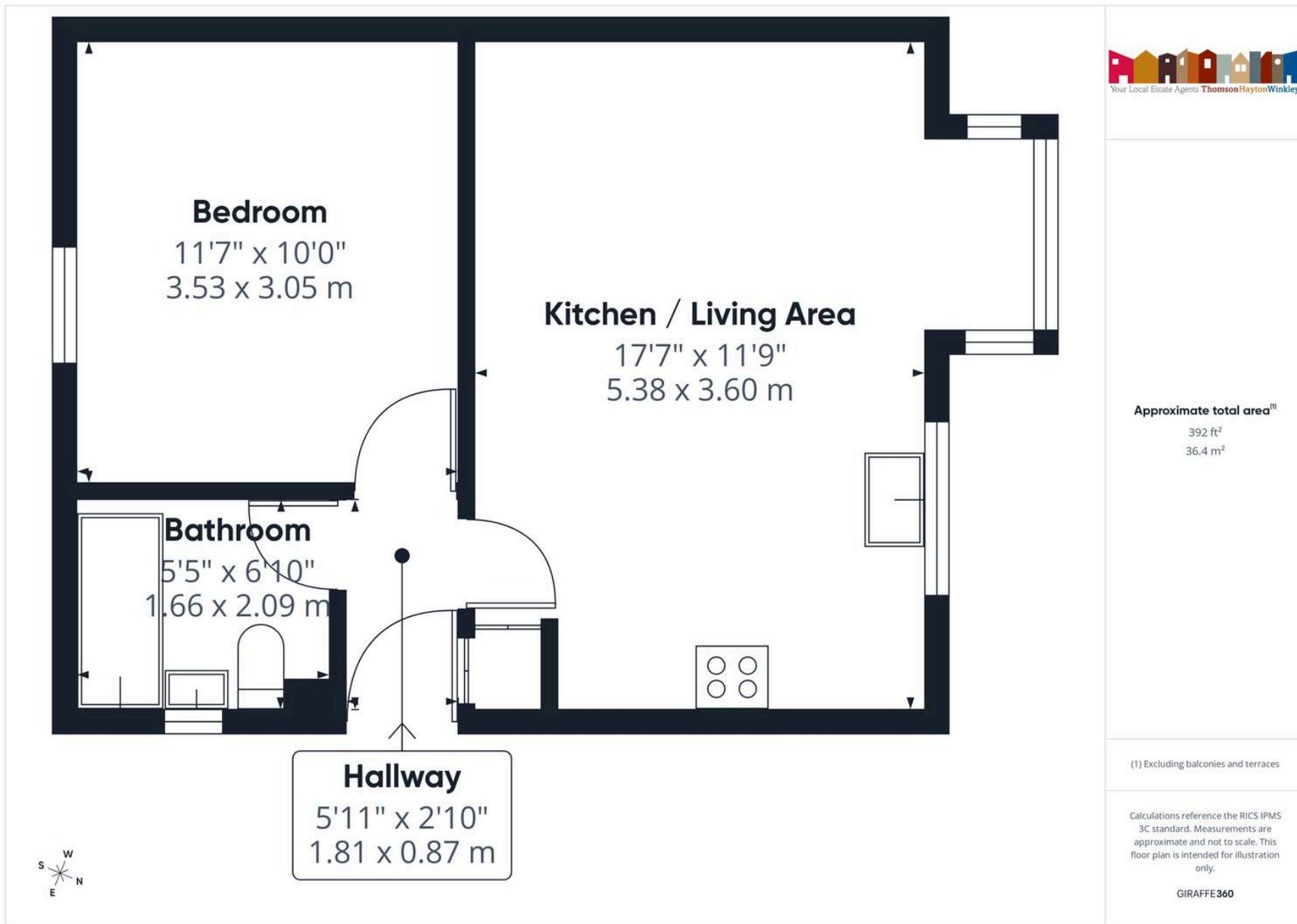
**TENURE:** LEASEHOLD

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## THW Estate Agents

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