



6 Helmside Road, Oxenholme
£185,000



6 Helmside Road

Oxenholme, Kendal

A traditional mid terraced home located in Oxenholme, offering well proportioned accommodation with scope for a new owner to update and personalise to their own taste. The property benefits from off road parking, garden and a practical layout, making it an attractive opportunity for first time buyers.

The accommodation comprises a welcoming sitting room, leading through to a fitted kitchen with a range of units and direct access to the rear patio garden. To the first floor are two good sized double bedrooms and a generous bathroom fitted with a corner bath and shower over. The property benefits from gas central heating and double glazing throughout.

Externally, there is a low maintenance patio garden to the rear, ideal for outdoor seating, along with a further garden area across the lane with a useful shed. A particular feature of the property is the excellent off road parking provision, with space for multiple vehicles. Conveniently located for Oxenholme and transport links, the property offers a great opportunity to create a comfortable home in a well regarded location.

EPC Rating C. Council Tax Banding currently B.

- Traditional mid-terraced home in Oxenholme
- Well proportioned accommodation with scope to update to individual taste
- Sitting room with a bright and welcoming feel
- Fitted kitchen with potential for personlisation
- Two good sized double bedrooms
- Generous bathroom with corner bath and shower over
- Gas central heating and double glazing
- Patio garden to the rear ideal for outdoor seating
- Additional garden area across the lane with useful shed
- Excellent off road parking provision for multiple vehicles

DIRECTIONS: Leave Kendal on the A65 Burton Road and continue past the ASDA Superstore and the Westmorland General Hospital. Turn left into Helmside Road to find number 6 located on the left. **WHAT3WORDS:** tunnel.divide.ties





HALLWAY

3' 5" x 3' 10" (1.04m x 1.16m)

LIVING ROOM

14' 10" x 12' 6" (4.53m x 3.82m)

KITCHEN

18' 1" x 7' 2" (5.51m x 2.18m)



LANDING

5' 4" x 2' 11" (1.63m x 0.89m)

BEDROOM

14' 11" x 9' 3" (4.54m x 2.81m)

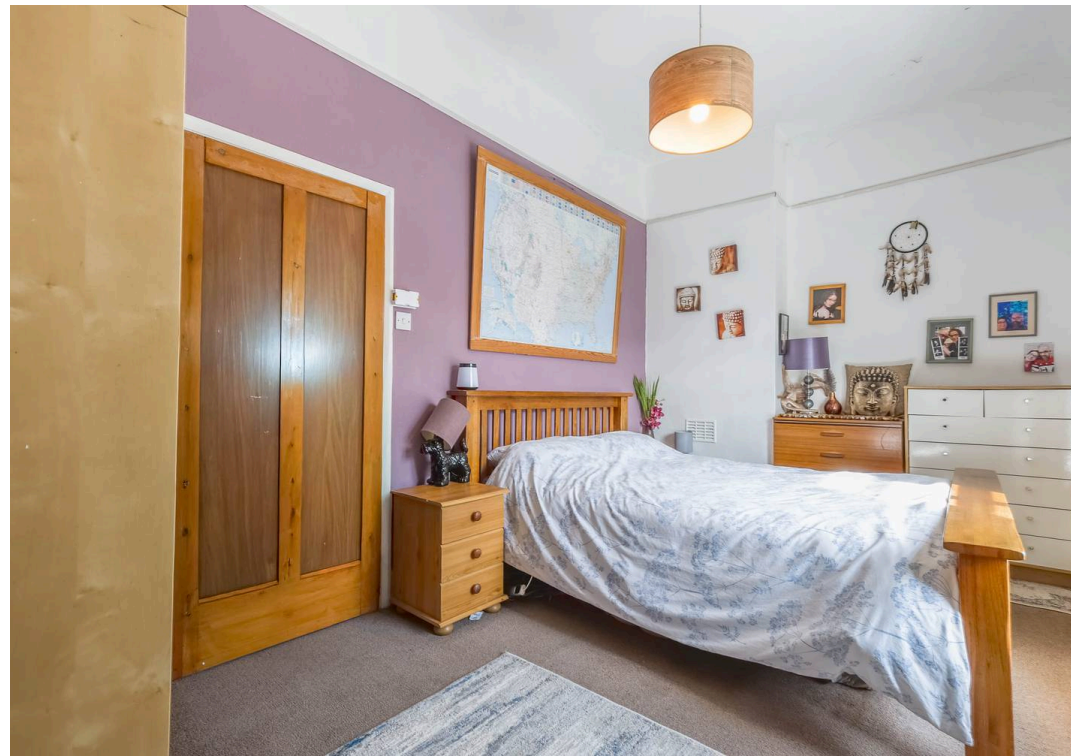
BEDROOM

9' 3" x 10' 10" (2.81m x 3.31m)

BATHROOM

8' 6" x 7' 1" (2.58m x 2.17m)









Your Local Estate Agents **Thomson Hayton Winkley**



Ground Floor



Floor 1



Approximate total area⁽¹⁾

669 ft²
62.2 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

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