GRISDALES
PROPERTY SERVICES

Davita Jacktrees Road, Cleator Moor, CA25 5AY

£270,000

Once a classic bungalow, Davita has been lovingly reimagined into something truly special. With a clever new layout and a top-to-toe renovation, it now shines as the perfect blend of character and contemporary comfort and is for sale with NO ONWARD CHAIN.

Step through the front door and into a bright hallway that sets the tone for what's to come. At the heart of the home lies the stunning new kitchen – a space designed for laughter, conversation, and family gatherings. Open the double patio doors and let the party spill onto the sun-soaked composite decking, where the gardens wrap gracefully around the home, offering plenty of corners to relax, play, or entertain. With two generous double bedrooms and the option for a third or an additional reception space, Davita adapts effortlessly to your lifestyle. A sleek, modern shower room completes the interior, while outside, the convenience of off-road parking and a single garage adds the final touch.

Davita isn't just renovated – it's been reborn. A home that welcomes you in, invites you to stay, and makes every day feel just a little more special.

46/47 King Street, Whitehaven, Cumbria, CA28 7JH | T: 01946 693 931 | E: whitehaven@grisdales.co.uk

THINGS YOU NEED TO KNOW

The property is Freehold and benefits from mains gas, electric and water supplies.
The property has benefitted from extensive renovation, including, new roof, new electric garage door, new boiler, some new windows, new radiators, new flooring throughout and cosmetic decoration including newly fitted kitchen and shower room.

ENTRANCE HALL

Spacious, light and airy with boiler/ airing cupboard and access to:

LIVING KITCHEN

20'2" x 14'8" (6.16 x 4.49)

True heart of the home with a beautiful newly fitted kitchen with thoughtful extras including under counter lighting and integral appliances. Additional room for relaxing or entertaining boasting double patio doors for rear and mobility access.

LIVING ROOM/ POSSIBLE EXTRA BEDROOM

16'11" x 14'8" (5.17 x 4.49)

Boasting a large front aspect window, the natural light into this room is fabulous! Whether you require an additional bedroom or reception space this room allows you to have whatever you need.

BEDROOM ONE

11'5" x 10'11" (3.50 x 3.35)

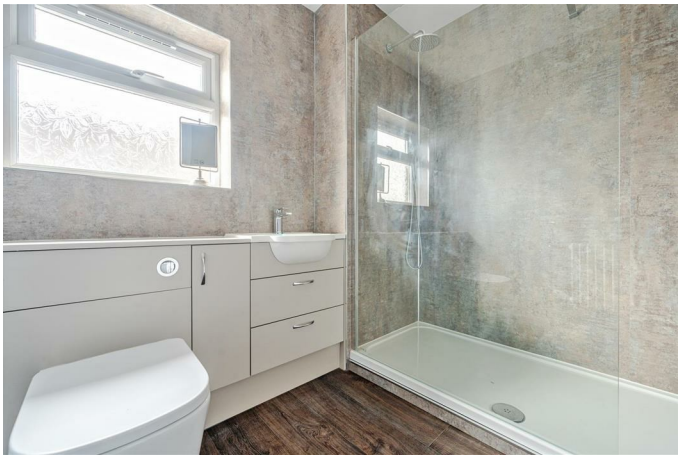
Double Bedroom to the rear

BEDROOM TWO

10'11" x 9'8" (3.35 x 2.96)

Double bedroom to the front with fitted storage

SHOWER ROOM



Immaculate three piece suite consisting of a double shower cubicle with both remote controlled over head and hand held shower options, W.C, wash hand basin set within storage space incorporating soft close doors. The shower room also benefits from underfloor heating.

EXTERNAL - FRONT

Sitting pretty on a generous plot with ample off road parking and access to the single garage, front garden which is mainly laid to lawn.

GARAGE
18'7" x 8'7" (5.67 x 2.64)
Electric door, rear uPVC door to/from the garden, plumbing and new rear window.

EXTERNAL REAR

Private and easy to maintain. Composite decking and a balance of lawned garden and low maintenance stone - scope to envisage the garden you desire.

DIRECTIONS
The property is best approached by following the sign posts from Whitehaven to Cleator Moor. On approaching the village continue on Leconfield Street onto High Street. Turn Right at the square onto Jacktrees Road and pass the park on the right hand side. The property is the first bungalow on the right hand side.
W3W///backs.crouching.sporting

COUNCIL TAX
We have been advised by Cumberland Council (0303 1231702) that this property is placed in Tax Band C

VIEWINGS
To view this property, please contact us on 01946 693931

NOTES TO BROCHURE
Please note that all measurements have been taken using a laser tape measure which may be subject to a small margin of error. None of the appliances, heating system or fittings included within the sale have been tested or can be assumed to be in full working order. Purchasers are strongly advised to satisfy themselves by way of survey and their own enquiries. The brochure does not constitute a contract, part of a contract or warranty.

THE CONSUMER PROTECTION REGULATIONS 2008
Please contact us before viewing the property. If there is any point of particular importance to you we will be pleased to provide additional information or to make further enquiries. We will also confirm that the property remains available. This is particularly important if you are contemplating travelling some distance to view the property.

MOVING WITH GRISDALES
Moving is an exciting time but only if everything proceeds smoothly. Whether you are selling, letting, buying or renting, we understand that moving home can be a very stressful and daunting prospect. That's why, at Grisdales, we work together as a team, giving dedicated support and advice every step of the way to help your move run as smoothly and efficiently as possible.

FREE MARKET APPRAISAL
If you are thinking of moving, we offer a completely free market valuation and appraisal of your existing home. We will advise you upon an asking price which accurately positions your property in the current market place, maximising viewings and your sale prospects.

LETTINGS AND MANAGEMENT
If you are interested in property as an investment, we can help you every step of the way from Buy to Let advice to effective property letting and management.

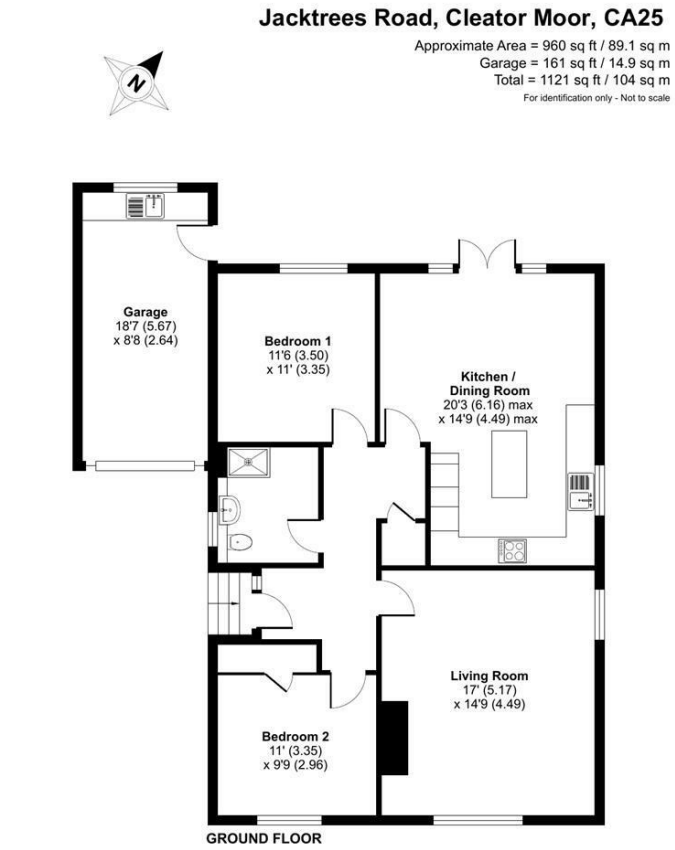
SURVEYS AND VALUATIONS
We want your purchase to live up to those dreams, hopes and expectations. You need to know that your new home will not only be a sound investment, but also one which you will enjoy without the worry of the unknown. Grisdales offer a wide range of survey and valuation reports to meet different needs all backed by the qualification, experience and knowledge of a Chartered Surveyor.

MORTGAGE ADVICE
Grisdales works with The Right Advice Cumbria (Bulman Pollard) part of The Right Mortgage Ltd, one of the UK's fastest-growing Networks, offering expert professional advice to find the right mortgage for you. We have access to thousands of mortgages from across the whole market in the UK.

Our advice will be specifically tailored to your needs and circumstances which could be for your first home, moving home, re-mortgaging or investing in property. To find out more about how we can assist you, just call your nearest Grisdales office.

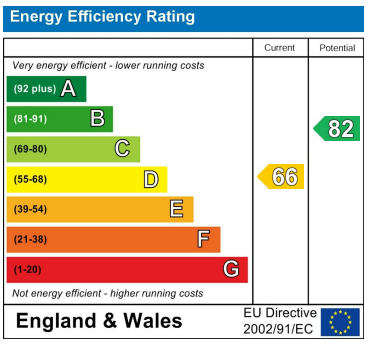
Your home or property may be repossessed if you do not keep up repayments on your mortgage. Some forms of Buy to Let Mortgages are not regulated by the Financial Conduct Authority. You may be charged a fee for mortgage advice. The actual amount you pay will depend upon your circumstances.

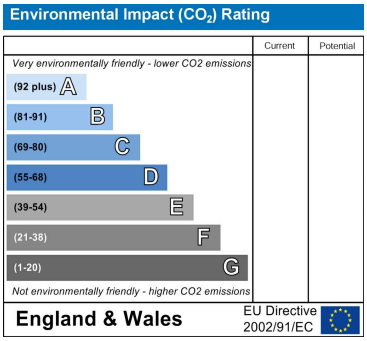
Floor Plan



Area Map

Energy Efficiency Graph





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