



64 Sandy Road , Carlisle, ML8 5DH **Offers over £155,000**

Rarely available, an immaculate semi detached villa set within well-maintained and landscaped enclosed gardens, situated within walking distance to the Town Centre, a deceptively spacious property offering a super level of family accommodation.

Comprising entrance vestibule, reception hallway, impressive lounge, dining room, modern fitted dining kitchen with French Doors offering access to the enclosed rear garden, ideal for entertaining! Two well proportioned bedrooms and family bathroom complete the accommodation.

The public rooms are extremely versatile, the lounge could easily be utilised as a downstairs bedroom, if required

In addition the property benefits from double-glazing, gas central heating, landscaped gardens to front and rear and shared driveway leading to a garage.

Internal viewing is strongly advised to appreciate the size and style of accommodation on offer here.

Sandy Road is situated a few minutes walk from the town centre where all day-to-day requirements can be catered for including all Primary and Secondary schooling, recreational facilities and various public transport links. For the commuter the nearby M8 and M74 motorway networks allow for fast and easy access to Glasgow, Edinburgh and all points beyond.

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Viewing

Please contact our Pomphreys Properties Ltd Office on 01698373365 if you wish to arrange a viewing appointment for this property or require further information.

- An Immaculate and Spacious Semi Detached Villa
- Enclosed Gardens to front and rear
- Fitted Kitchen with French Doors to rear garden
- Two good sized Bedrooms
- Driveway and Garage
- Double Glazing
- Gas Central Heating



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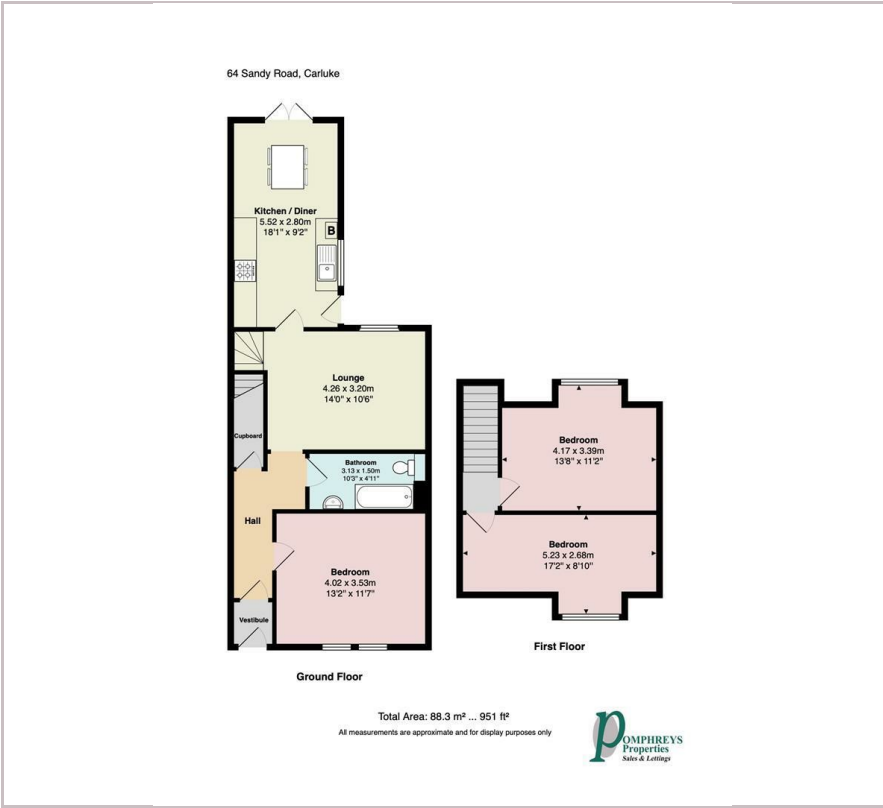
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Floor Plan



Area Map



Energy Efficiency Graph



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