



Glandore Jack Hill, Allithwaite

Guide Price £795,000





Glandore Jack Hill

Allithwaite, Grange-Over-Sands

Council Tax band: G

Tenure: Freehold

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

Hallway / Entrance

Large entrance Hallway, doors leading to Garage, Study and Cloakroom. Also stairs lead to Lower Ground Floor and Upper Floor.

Cloakroom

7' 5" x 4' 2" (2.25m x 1.27m)

Ample hanging space, and boot bench. Loft access and a small radiator, accessed via Hallway.

Study

9' 8" x 7' 6" (2.95m x 2.29m)

Solid oak floor. UPVC double glazed window. Radiator and telephone point.

Garage

Large Double Garage, electric up and over door and a large mezzanine storage/office space. Can also be accessed via the hallway.

Kitchen

11' 10" x 17' 0" (3.61m x 5.17m)

Located on the lower the ground floor the Kitchen can be accessed via the Hallway and also through an external side door. This space offers an abundance of storage with ample base and wall units with complementary decorative tiles. Double Colonial oven with grill, gas four ring hob, built in Hotpoint dishwasher, undercounter fridge. Solid Oak floor with window overlooking the side of the property and door leading into Conservatory.

Utility Room

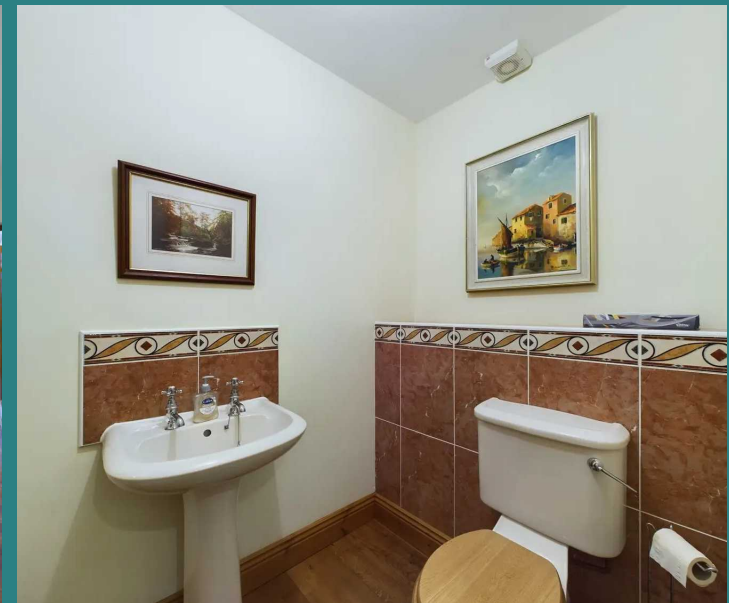
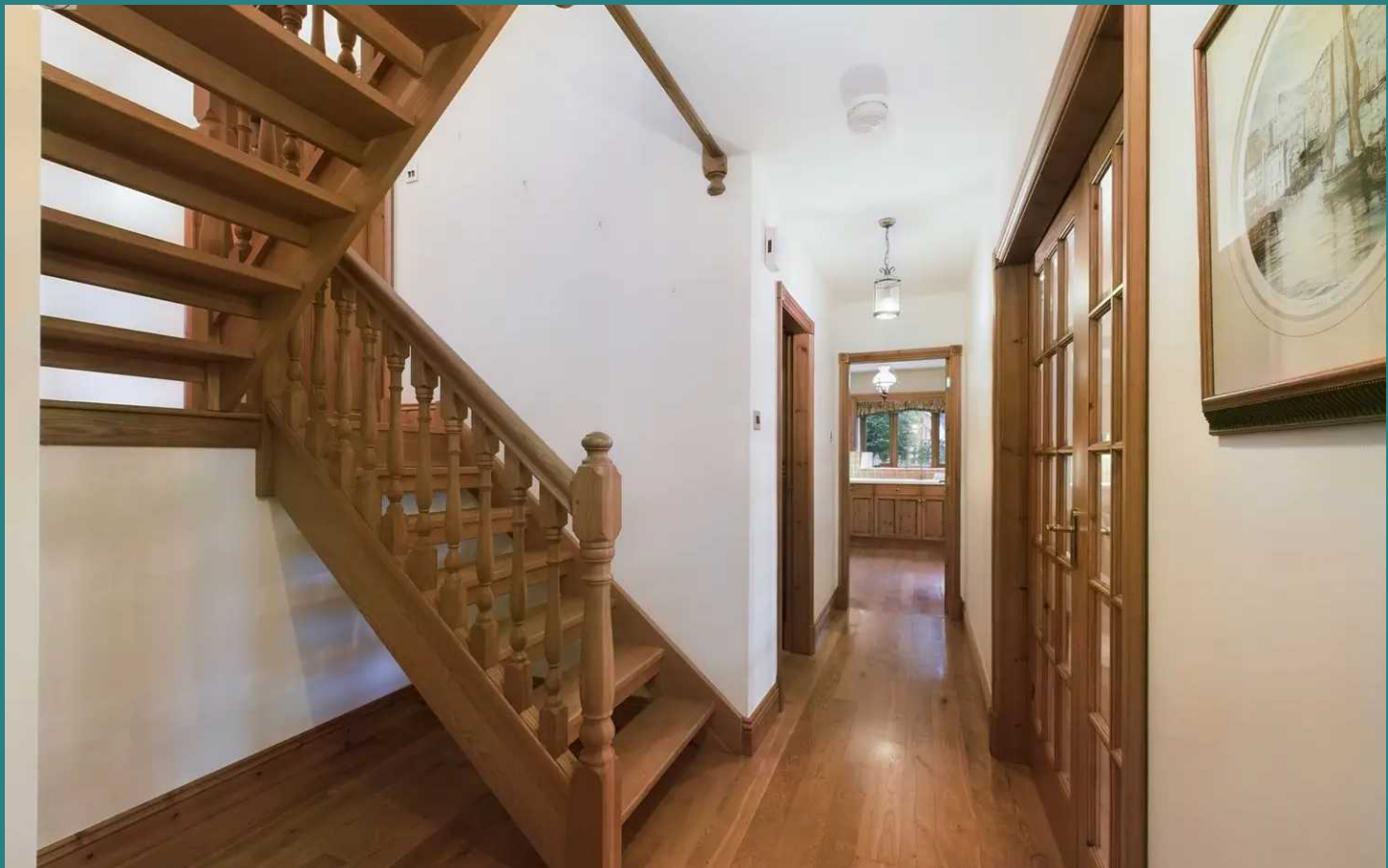
11' 7" x 4' 9" (3.54m x 1.46m)

Accessed via the kitchen featuring tiled effect flooring, space for washing machine and dryer, and also an upright fridge/freezer. Worcester Boiler.

Conservatory

15' 7" x 10' 6" (4.74m x 3.19m)

The Conservatory boasts an oak floor with feature stain glass windows, it overlooks the garden with fantastic views. The room is equipped with a radiator, ariel point, and wall lights.





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Ground Floor



Landing & First Floor



Garage Mezzanine

Approximate total area⁽¹⁾

2267.93 ft²
210.70 m²

Reduced headroom

25.93 ft²
2.41 m²

(1) Excluding balconies and terraces

Reduced headroom
(below 1.5m/4.92ft)

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

GIRAFFE 360



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