

25 Main Street

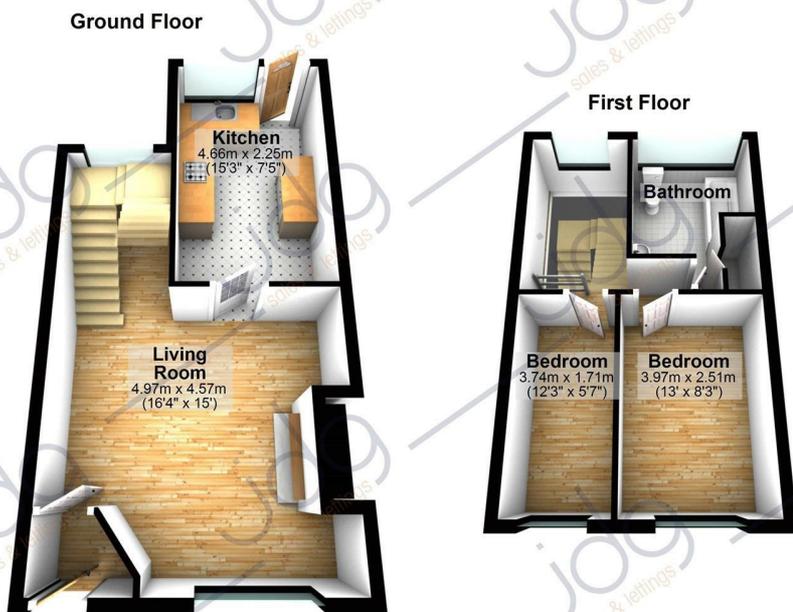
Cockerham, Lancaster, Lancashire, LA2 0EF



£600 Per calendar month

**** Under Application**** Pets considered. Looking for a quirky yet spacious cottage to rent in the peaceful village of Cockerham? How about one with a large living space complete with character features? This two-bed property even has a large separate garden to enjoy. Available January - furnished as seen. No smokers

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This 2D/3D plan is only intended as a guide to the layout of the property, and is not designed to look exactly like the real property, flooring, wall coverings and so on will not match the real property.
Plan produced using PlanUp.

A brief description

This gorgeous and character filled 2 bed cottage is now available to rent in the quiet village of Cockerham. Boasting a spacious living room and well equipped kitchen with space to casually dine.

The master bedroom to the front offers a peaceful area to relax and the second bedroom ideal as a child's or study/office.

Check out the beautiful divorced garden to the rear, perfect for the summer months to relax in.

Key Features

- Two bed cottage
- Large living space full of gorgeous features
- Double bedroom and single bedroom
- Large divorced garden
- Quiet village location
- Furnished as seen
- Council tax B
- Available now
- Pets Considered



About the location

Cockerham is located just South of Lancaster and is a great rural location. Surrounded by picturesque countryside on an inlet to the Irish Sea, it boasts direct access to 15 miles of the Lancashire Coastal Walks. Blackpool is approximately 21 miles away and a similar distance to the north lies the beautiful Lake District and Yorkshire Dales.

Golf Courses and coarse fishing are within easy reach. There is a public house close by, along with a garage with a small shop and a local church also close to hand. The area is surrounded by open farm land providing excellent views all round and not too far away is Glasson Dock Mariner.

The ground floor

Step into a beautiful and spacious living room and notice the exposed beams and period features. A multi fuel stove sits within an attractive inglenook fireplace, perfect to cosy around during the cooler months.

Stairs to the first floor are accessed from the main living room and handy storage is provide beneath these. The kitchen is a good size, offering space to casually dine as well as access out to the rear yard and separate garden further back. Plenty of cupboards and work top surfaces mean a brilliant kitchen for cooks!



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The bedrooms and bathroom

Once up the stairs, you will find a spacious landing area giving access to all rooms on the floor.

Straight ahead is the neutrally decorated single bedroom, ideal for a child or even used as a study/office - depending on your needs. Next door is the master bedroom, a really great sized bedroom overlooking the front of the property and once more tastefully decorated.

Finally the bathroom overlooks the rear of the home and provides an attractive suite, including a toilet, wash basin and bath with electric shower over. Also within this room is a handy storage/airing cupboard.

Outside space

A real bonus to this wonderful cottage is the outside space to enjoy. Accessed from the kitchen door is the rear yard, A fantastic little area to sit and relax in.

Further still, take a wander around the back of terrace cottages to find a large plot of land separated into three private and spacious gardens. One of which belongs to 25 Main Street. Here you will find a lush and green area complete with fruit trees and lawn to enjoy during the warmer months.

Application Information

If you have seen our virtual viewing video, and are interested in applying for the property please download our PDF application form found on Rightmove and Zoopla. If you are filling this in on a computer, phone or tablet, you may need to download Adobe PDF viewer from your app store in order to access the fillable fields. We will need one application per person over 18. Once completed, this needs to be sent to the email address on the application form along with photo ID and proof of your current address. The landlord will make a decision on which applicant they wish to proceed with and their decision will be final. If your application is accepted, we will then be able to get a physical viewing booked in.

Cost information

There are no upfront fees to pay on this property.

The deposit for this property will be £690.00

JD Gallagher Estate Agents are part of UKALA who provide our CMP insurance and are part of the Property Redress Scheme

We may charge a tenant any or all of the following when required:

1. The rent
2. A security deposit with a maximum of 5 weeks rent, or 6 weeks on a property with rent over £50,000 per year
3. Default fee for late payment of rent (after 14 days)
4. Reasonable charges for lost keys or security fobs
5. Payments associated with contract variation, at £50 or reasonable costs incurred if higher, when requested by the tenant
6. Payments associated with early termination of the tenancy, when requested by the tenant
7. Payments in respect of bills - utilities, communication services, TV licence, council tax and green deal or other energy efficiency charges.

What we like

It really has to be that gorgeous and spacious separate garden to enjoy.



Extra Information

- Terraced cottage
- Two bedrooms
- Furnished as seen
- GCH
- Large separate garden





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