



## 2 Caton Street

Haverigg Millom, LA18 4HE

Offers In The Region Of £150,000



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### Offers In The Region Of £150,000



*This two-bedroom end terrace home in the seaside village of Haverigg offers off-road parking, a garage, and generous gardens, making it an ideal choice for a couple or small family. Its proximity to the main street of Haverigg, within walking distance to village shops, pubs, a beach café, and schools, adds to its appeal. A charming and convenient living space in a desirable location. Call our Millom office to arrange a viewing.*

Nestled just off the Main Street of Haverigg, this delightful property offers the perfect blend of comfort and convenience for families or couples seeking a tranquil retreat. Boasting a thoughtful layout and an array of charming features, this home is poised to welcome its new occupants with open arms.

The well-maintained front garden leads to a secure garage and additional off-road parking, ensuring ample space for your vehicles and guests.

As you step inside, the warm and welcoming living room greets you, seamlessly flowing into an open-plan kitchen and dining area. This heart of the home is perfect for engaging conversations, culinary adventures, and creating memorable moments together.

The well-appointed ground floor shower room combines functionality with modern aesthetics, featuring a walk-in shower, sleek fixtures, and clean lines – all designed for your convenience and comfort.

Ascend the open staircase to discover two generously sized double bedrooms. These sanctuaries provide serene spaces for restful nights and quiet mornings, each room bathed in natural light and offering views of the surroundings.

The rear garden is a true highlight, presenting a vast lawn area framed by mature trees and shrubs. Whether you're a gardening enthusiast or seek a safe play area for children, this garden caters to all. With room for a greenhouse allowing you to cultivate your green thumb and enjoy the fruits of your labour.

Tucked away in a serene spot, this home promises a peaceful living environment away from the hustle and bustle, yet remains conveniently connected to local amenities.

This property is perfectly suited to families or couples looking for a blend of comfort and tranquillity. With its spacious living areas, comfortable bedrooms, and expansive outdoor space, it offers a wonderful setting for making lasting memories.

#### Porch

5'9" x 3'2" (1.760 x 0.972)

#### Living Room

19'10" x 7'5" (6.046 x 2.283)

#### Kitchen

10'11" x 8'10" (3.345 x 2.703)

#### Bedroom One

20'3" x 8'11" (6.176 x 2.732)

#### Bedroom Two

14'3" x 6'5" (4.344 x 1.965)

#### Bathroom

8'0" x 7'10" (2.441 x 2.389)

#### Landing

6'4" x 5'8" (1.944 x 1.737)



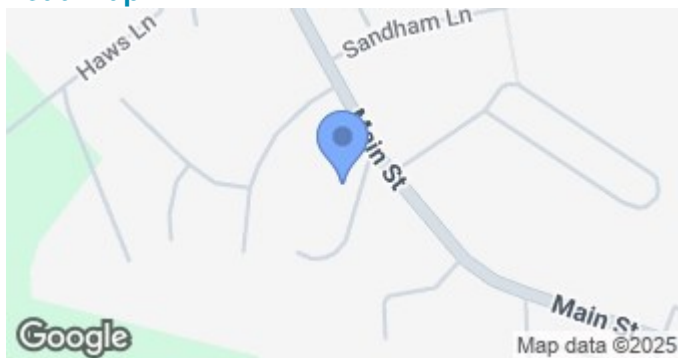
- Village Location
- Garage
- Large Rear Garden
- Council Tax A

- Off Road Parking
- Two Bedrooms
- EPC E





## Road Map

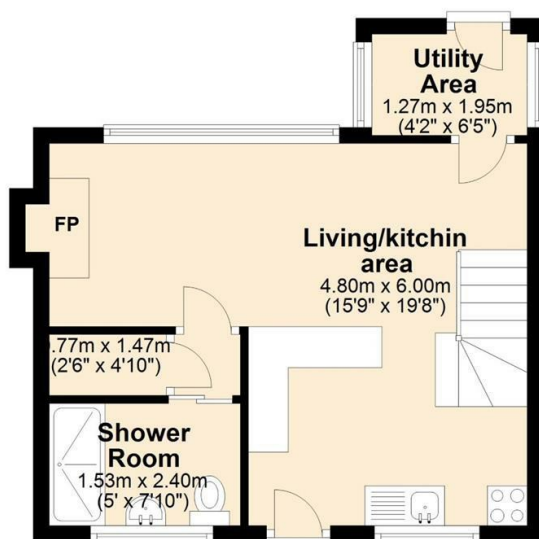


## Terrain Map

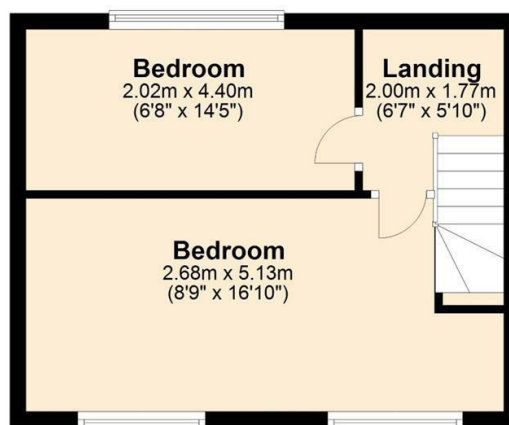


## Floor Plan

### Ground Floor



### First Floor



### 2 Caton Street, Millom

We are local, family run business who are wholly independent which means we can recommend services to most suit your needs. Our aim is to provide quality advice and expertise at all times, so you can make an informed decision whether buying or selling.

Estate agents are required by law to check a buyers /sellers identity to prevent Money Laundering and fraud. You do have to produce documents to prove your identity or address and information on your source of funds. Checking this information is a legal requirement to help safeguard your transaction, and failing to provide ID could cause delays. Corrie and Co, outsource these checks to speed up the process. The company does charge for such checks, please ask for more information and guidance on associated costs.

To ensure your move is stress free, we can help with Mortgage advice. We work alongside local Solicitors, offering competitive conveyancing services. Ask for further information.

