



## 140 Main Street,

Haverigg, Millom, LA18 4EY

Offers In The Region Of £140,000



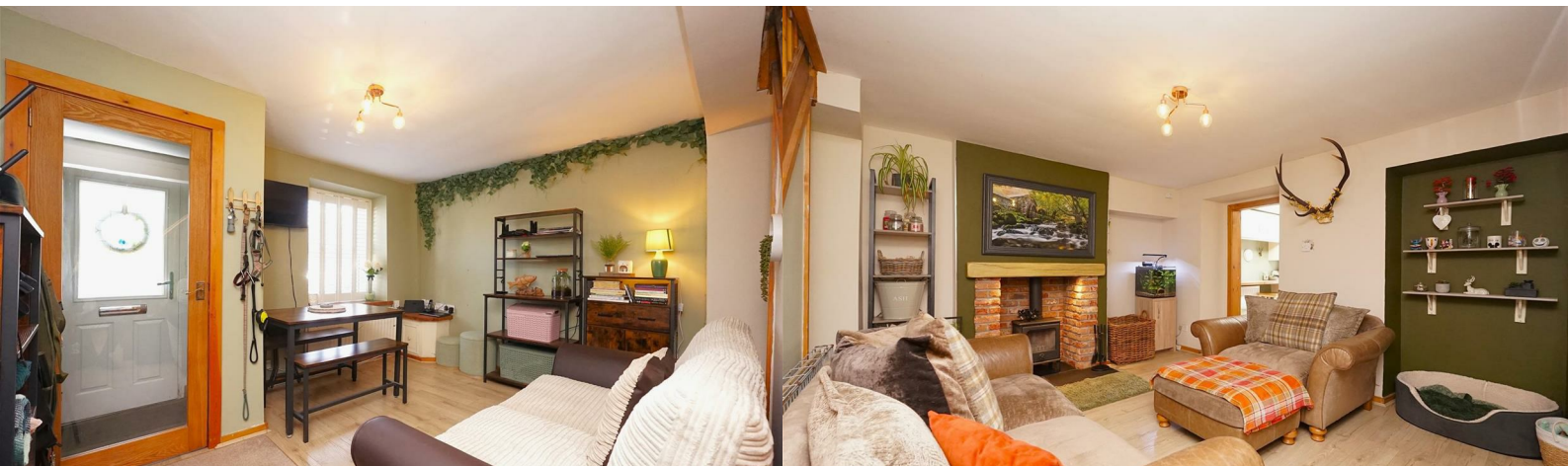
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1



2





# 140 Main Street,

Haverigg, Millom, LA18 4EY

## Offers In The Region Of £140,000



*Nestled in the charming seaside village of Haverigg, this delightful house offers a perfect blend of traditional character and modern convenience. Exuding a quaint cottage feel that is sure to capture your heart.*

*Outside, the property benefits from a lovely rear garden providing outdoor space to enjoy the sunshine.*

As you approach the property, you're greeted by a charming white-fronted exterior with a delightful cottage feel, leading directly from the pavement into a practical and welcoming porch.

Inside, there are two spacious open-plan living areas divided by a central staircase. The standout feature is the second reception room, which boasts a beautiful inglenook fireplace with a woodburner—perfect for cosy evenings. Both rooms are decorated in green and cream tones, with stylish dark green accent walls and warm wooden flooring throughout.

The kitchen is fitted with a range of cream base and wall units, complemented by a contrasting wooden worktop and grey flooring. It includes an integrated oven, hob, and fridge/freezer, along with a single sink unit and taps. A convenient breakfast bar offers seating for two, ideal for casual dining.

Upstairs, you'll find two double bedrooms, each finished in neutral grey tones with fitted carpets. The modern family bathroom features a four-piece white suite, including a WC, wash basin, freestanding bath, and a separate shower cubicle. The décor includes white splashbacks, olive-painted walls, and stylish tiled flooring.

To the rear, a UPVC door from the kitchen opens into a compact yard area with a handy utility room housing a washing machine and dryer. Beyond the rear gate is a private lane providing access to the detached garden, which offers a variety of zones including a gravelled section, lawned areas, a patio, and a shed—perfect for recreation and relaxation.

### Reception one

12'10" x 10'6" (3.93m x 3.22m)

### Reception two

12'10" x 11'7" (3.93m x 3.54m)

### kitchen

13'7" x 8'2" (4.15m x 2.5m)

### Bedroom One

(12'10" x 9'11" ((3.93m x 3.03m)

### Bedroom Two

10'2" x 11'1" (3.11m x 3.39m)

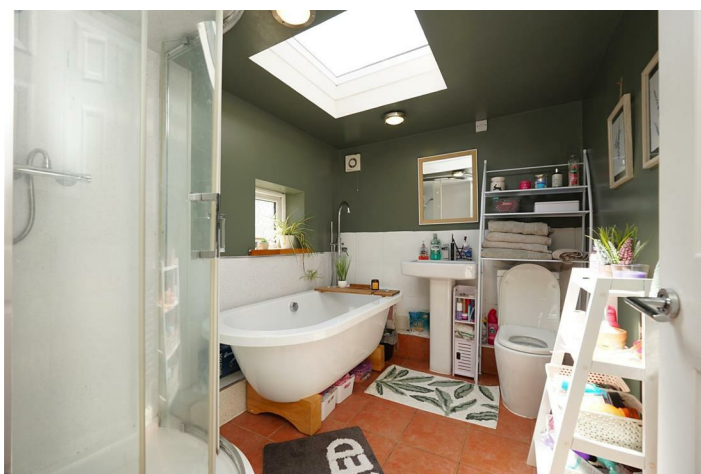
### Family Bathroom

6'9" x 8'6" (2.06m x 2.6m)



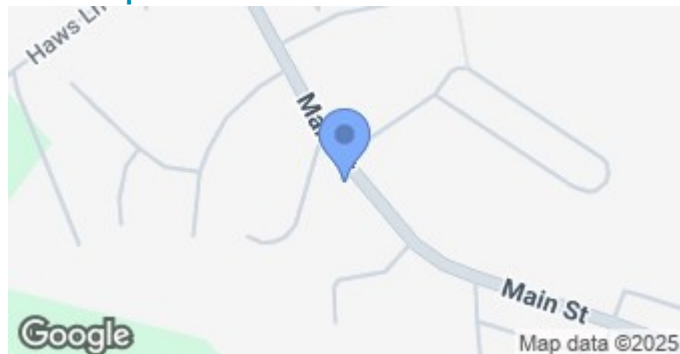
- Traditional Cottage Feel
  - Newly Decorated
- Large Detached Rear Garden
  - EPC - TBC

- Well Appointed Throughout
- Inglenook and Woodburner
- Two double Bedrooms
  - Council Tax - A





## Road Map



## Terrain Map



## Floor Plan



Measurements are approximate. Not to scale. For illustrative purposes only.

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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.

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
England & Wales EU Directive 2002/91/EC		

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC		