CorrieandCo

INDEPENDENT SALES & LETTING AGENTS



2 Long Row

Kirkby-In-Furness, LA17 7UP

Offers In The Region Of £195,000

2 | 1 | 2 | D





14 King Street, Ulverston, Cumbria, LA12 7DZ | 01229 525333 | info@corrieandco.co.uk

2 Long Row

Kirkby-In-Furness, LA17 7UP

Offers In The Region Of £195,000







A quaint and characterful cottage situated within a peaceful location in the village of Kirkby, enjoying stunning views towards the surrounding hills and countryside. Offering a charming setting and a lovely rural outlook, this property is ideally suited to a variety of buyers, whether you're a first time buyer, downsizer or looking for a countryside retreat. The cottage benefits from mature and well maintained gardens to both the front and rear, providing space to relax and enjoy the outdoors. There is also the added convenience of a dedicated parking space. Offered for sale with no upper chain.

On approach, you are welcomed by a beautifully maintained front garden, featuring mature shrubbery, apple trees, an area of lawn and well established planting borders. A flagstone pathway leads to the front door, creating a lovely first impression.

Entering the property, you are welcomed into the dining area, providing a dedicated space for family meals and entertaining. Open to the dining room is the lounge, offering a comfortable reception space in which to relax and unwind. An electric coal effect fireplace, complete with mahogany surround and granite effect hearth, creates a characterful focal point, with the additional option of a gas fire behind.

Offset from the lounge, you will find the spacious kitchen, fitted with a range of oak base and wall units incorporating a sink, electric hob and double oven, together with further space for everyday appliances. A door provides access to the rear of the property, while a useful storage cupboard adds to the practicality.

Ascending to the first floor, the landing provides access to two bedrooms and the wet room. The master bedroom is a generous room, benefiting from a sizeable built in wardrobe, providing useful storage. The second bedroom offers further versatile accommodation, ideal for guests, a home office or additional sleeping space. The wet room is particularly generous in size and benefits from additional built in cupboards, ideal for storing towels, linen and household essentials.

The first floor also benefits from access to two loft spaces, both insulated and boarded for convenient storage. The larger of the two loft spaces further benefits from lighting, power and a Velux window.

To the rear, you will find a parking space providing convenient off road parking. Beyond this is a detached, mature garden, predominantly laid to lawn with an area of patio, offering plenty of space to relax and enjoy the outdoors. A particular highlight is the beautiful outlook towards the surrounding hills and countryside, creating a lovely backdrop to this charming home.

Dining Room
9'11" x 12'2" (3.024 x 3.719)

Lounge
10'4" x 12'9" (3.165 x 3.903)

Kitchen
9'8" x 12'10" (2.955 x 3.930)

Stairwell
15'0" x 3'0" (4.589 x 0.924)

Bedroom One
12'10" x 11'1" (3.927 x 3.381)

Bedroom Two
11'1" x 10'0" (3.401 x 3.067)

Bathroom
11'10" x 9'6" (3.625 x 2.908)

Attic Area One
13'1" x 17'4" (4 x 5.3)



- Quaint cottage dated back to circa 1839
- Beautiful countryside views
- Quiet village location
- Council Tax Band - C
- Mature front and rear gardens
- Off road parking to the rear
- No upper chain









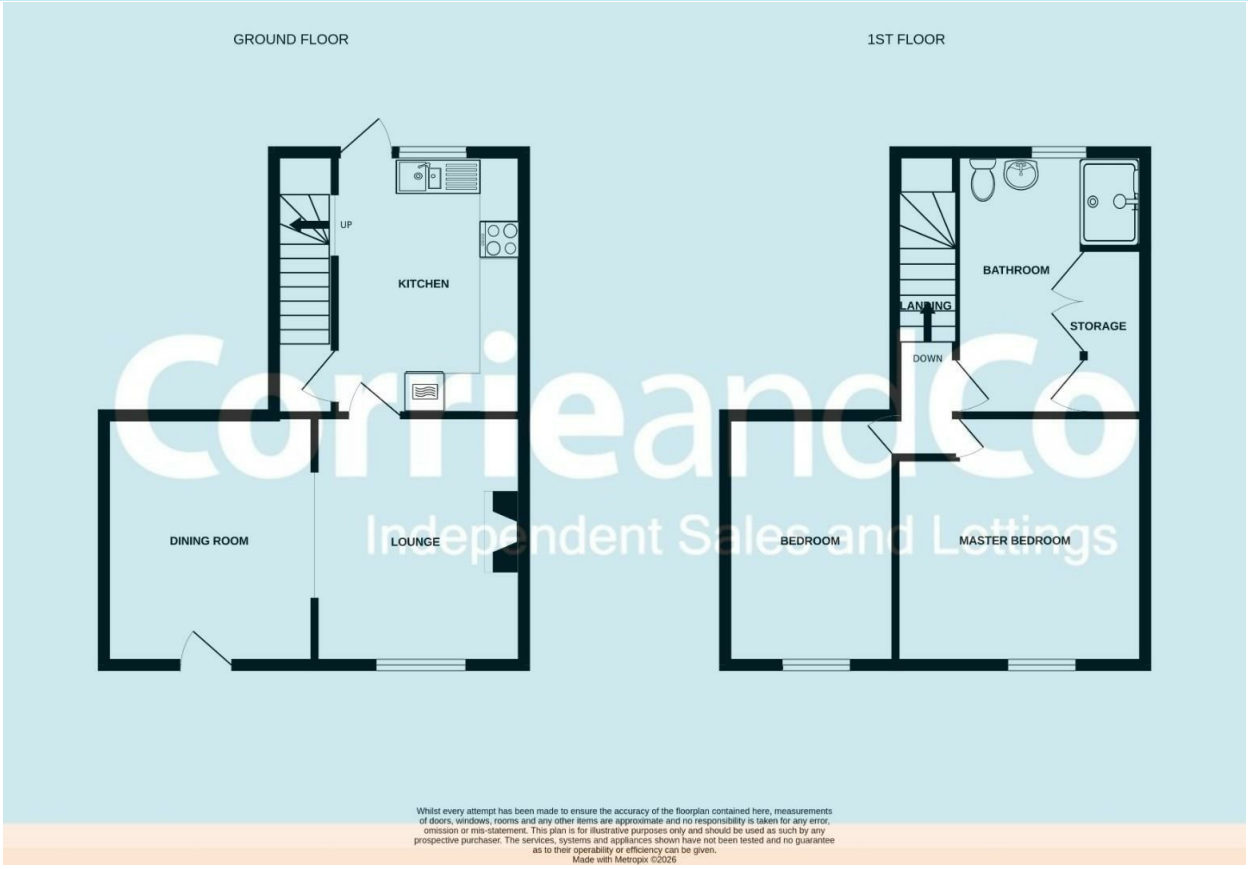
Road Map



Terrain Map



Floor Plan



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.

