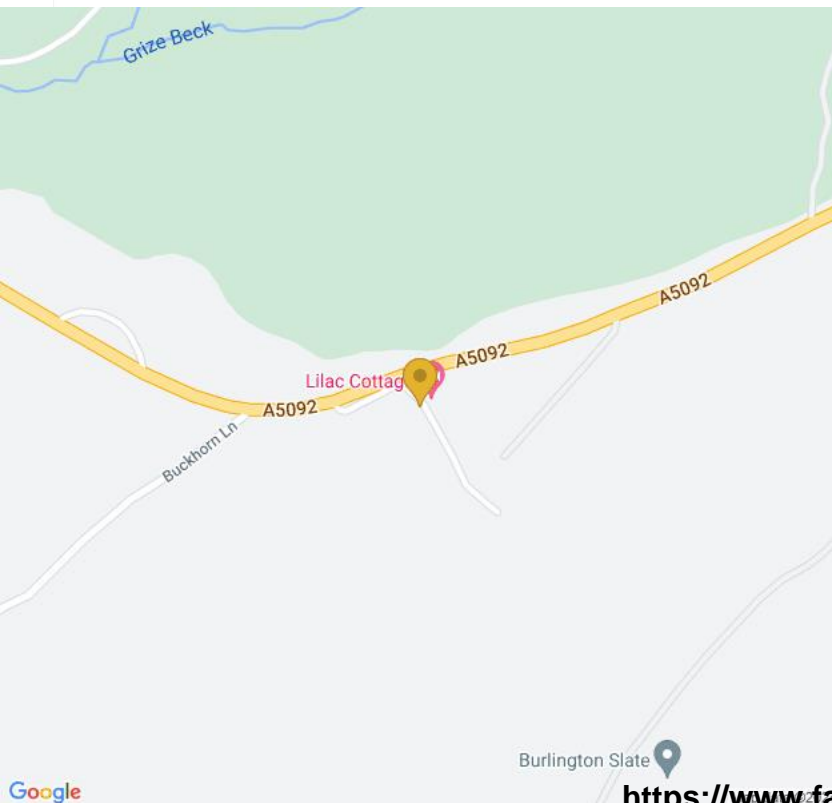


Fixed Price
£280,000

Beanthwaite, Kirkby In
Furness LA17



**Farrell
Heyworth**
Sales & Lettings

Barrow In Furness
76 Cavendish Street
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- ****VIRTUAL VIEWING AVAILABLE. CLICK ON THE VIDEO TOUR ABOVE****
- **FABULOUS THREE STOREY CHARACTER COTTAGE**
- **BEAUTIFUL HAMLET LOCATION WITH STUNNING VIEWS**
- **SPACIOUS GARDEN AREAS**
- **EARLY VIEWING ESSENTIAL TO AVOID DISAPPOINTMENT**

Every care has been taken with the preparation of these Particulars but complete accuracy cannot be guaranteed. If there is any point, which is of particular importance to you, we will be pleased to check the information for you. These Particulars do not constitute a contract or part of a contract.

All measurements quoted are approximate and plans are for general guidance and are not to scale. The Fixtures, Fittings & Appliances have not been tested and therefore no guarantee can be given that they are in working order. Photographs are reproduced for general information and it cannot be inferred that any item shown is included in the sale.

Company Details - Farrell Heyworth Limited.

Registered Office: Second Floor Office Suite, The Pavillion, Church Street, Lancaster, LA1 1EX

Registered in England No. 3798432

Directors CP Heyworth FNAEA, JF Collins, JR Collins, SW Penny FRICS, JAG Shellcross MNAEA, JA French

EPC F

www.farrellheyworth.co.uk



This fabulous 400 year old "Maple Cottage" is set in the hamlet of Beanthwaite, and is an ideal opportunity to acquire a truly beautiful home that oozes character, charm and history at every turn.

This once Coaching Inn is set in a most beautiful position, boasting stunning Lakeland views, and offers spacious living accommodation, and sizeable garden areas to enjoy.

On approach, there is a drive leading to a spacious double garage. Through the wrought iron gate and a pretty front garden is the front entrance to the house, which opens to the lounge area.

The room is full of character, with its open fireplace, wood beams and floors and three windows with beautiful views to the surrounding Lakeland fells. The country kitchen is accessed down a flight of stairs at the end of the lounge.

The kitchen is a stunning room, with exposed beams, stone walls, an open pantry, range cooker and a lovely dining area.

The delightful kitchen is fitted with solid wood units and grey work tops.

There is a door leads out to a lovely garden area. To the left of the lounge there is a hallway with a useful storage room, a study, and access to the spacious rear garden area.

The stairs lead to two double bedrooms, and four piece shower room, comprising of shower cubicle, wc, wash basin and bidet. Again wood exposed beams are a lovely feature to all these rooms.

Tenure: Freehold
Council Tax: Band E

What The Agent Says

This must see period "Chocolate box" cottage is a rare find, and early viewing is strongly advised.





