



4 Mulcaster Place | Croglin | Carlisle | CA4 9RX

Guide Price £285,000



**david britton**  
ESTATES

## Key features

- 2 bedroom traditional cottage
- End of terrace
- Original beams & Stone Floors
- No onward chain
- Living room
- kitchen
- sunroom
- utility room
- bathroom
- 2 bedrooms

## Description

Nestled in a picturesque village, this charming chain free cottage has a quaint garden, a multi fuel stove and many original features, enhanced by peaceful countryside views. The property has been finished to a very high standard and is ready to move straight into.

The village of Croglin itself is extremely popular having fabulous walks and cycling routes with breathtaking views along the way.

In addition to a pub the village has an active village hall and an unused church which is currently being transformed into a Community Hub. Close by are the villages of Kirkoswald and Lazonby where there are local amenities including pubs, shops, schools, and the train station on the Carlisle to Settle line. Croglin is almost equal distance from both Penrith and Carlisle where there are further amenities and access to the M6, A66 and the A69.

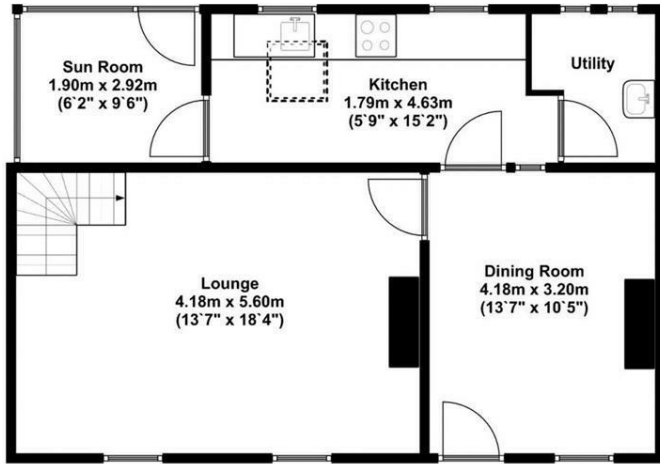
\*\* No onward chain \*\*

## Directions

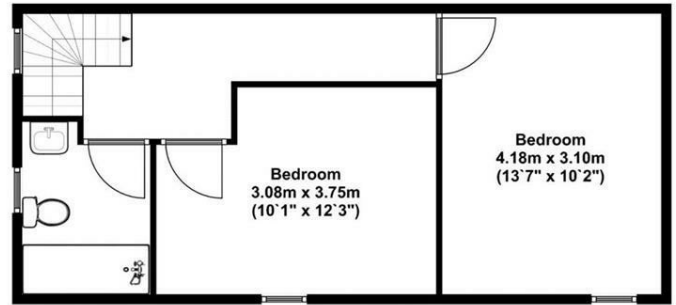




# Floor plans



**Ground Floor**  
Approx 58.00 Sq meters (624.00 Sq feet).



**First Floor**  
Approx 40.00 Sq meters (431.00 Sq feet).

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(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>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	



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