



ARNOLD
GREENWOOD



54 Burneside Road, Kendal

Kendal

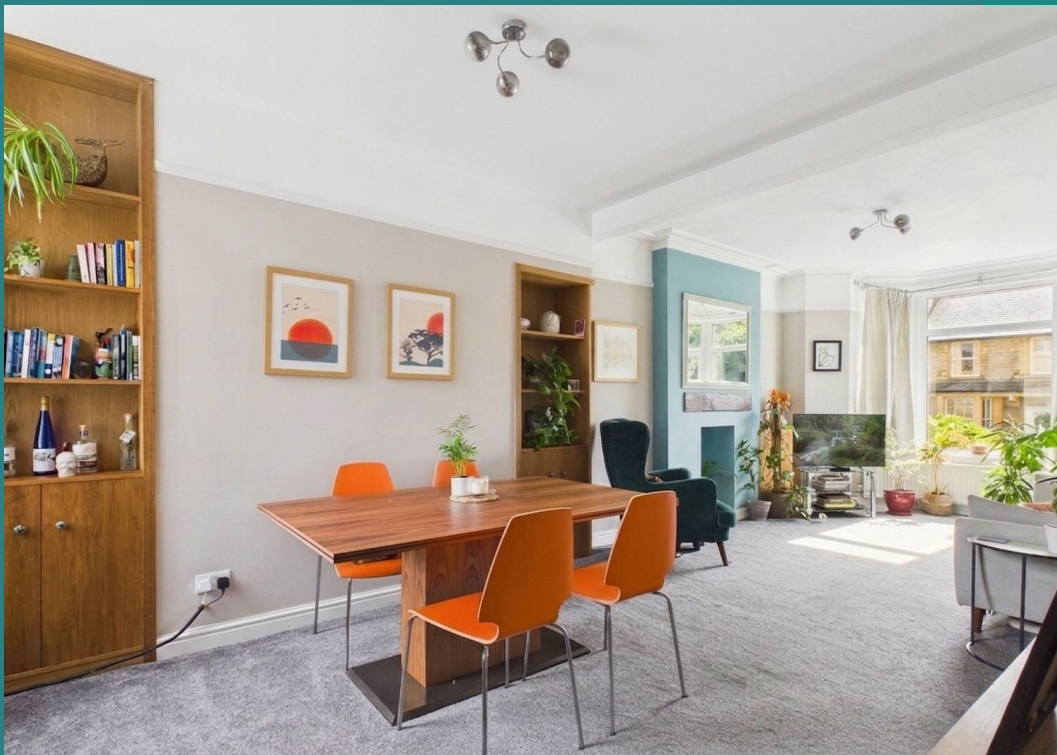
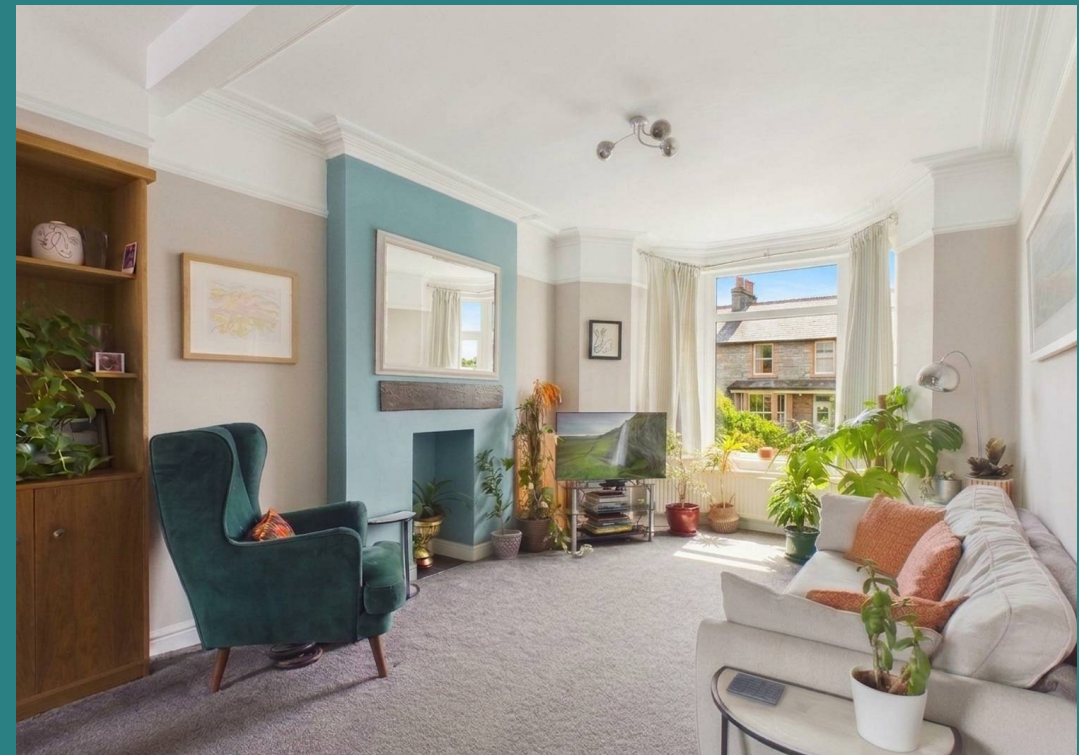
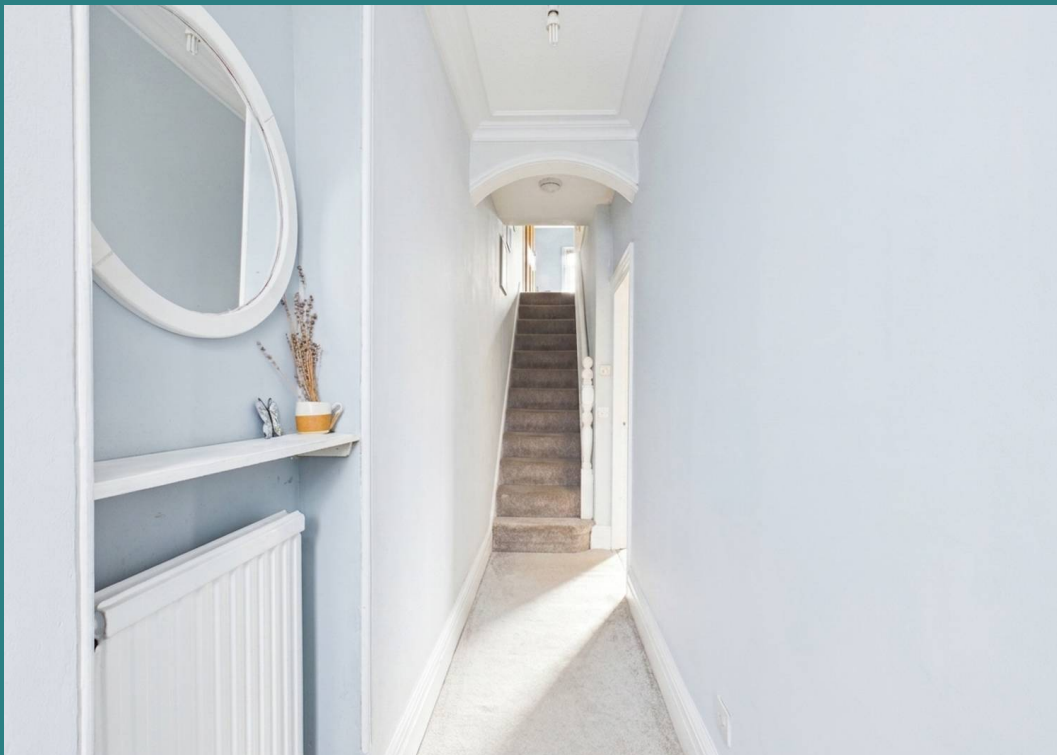
£335,000

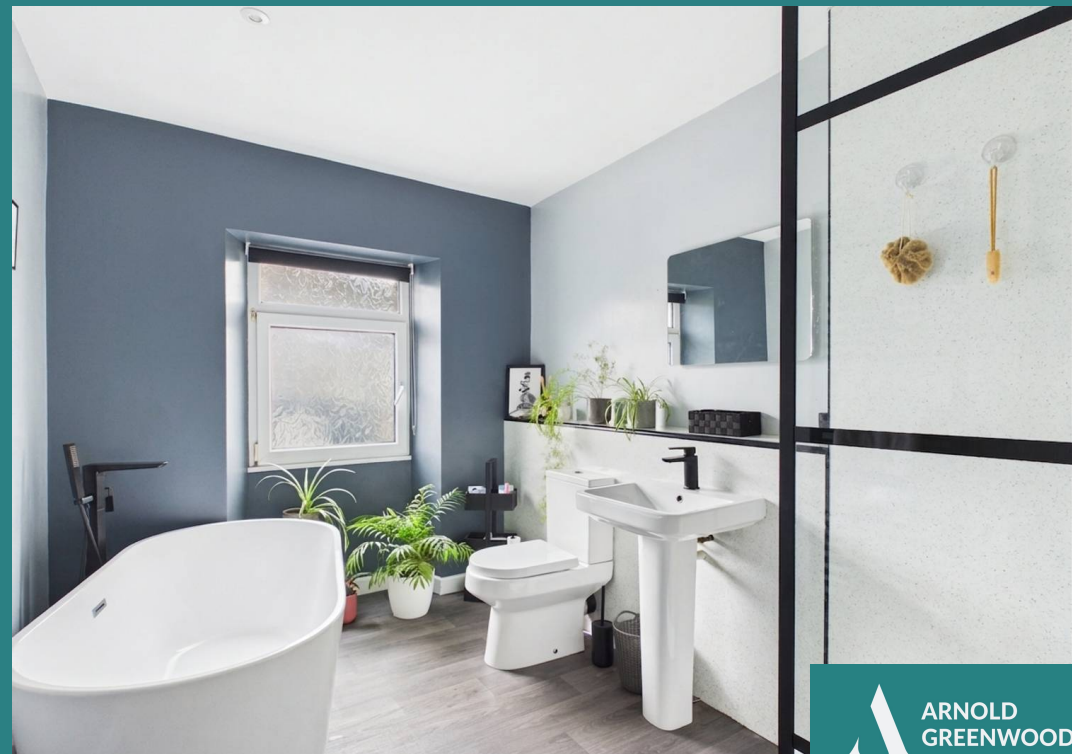
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This charming character property presents an exceptional opportunity to acquire a spacious and beautifully maintained town house located on the fringes of Kendal town centre, offering convenient access to a wide range of amenities. Upon entering through the inner hallway, you are greeted by high ceilings adorned with elegant cornicing, setting the tone for the period features found throughout the home. The open plan living room is thoughtfully designed for both dining and relaxation, enhanced by bay fronted windows that flood the space with natural light, a feature chimney breast, and inbuilt storage, all contributing to the property's unique character. The generously proportioned fitted kitchen is bright and airy, providing ample workspace and storage, making it ideal for keen cooks. The accommodation is arranged over three floors, with three well-sized double bedrooms offering flexibility for families or those seeking guest accommodation and a home office. The master bedroom benefits from inbuilt storage, while the third bedroom, situated on the top floor, enjoys the advantage of a historic dormer extension and bespoke solid wood fitted storage units, perfect for maximising space and organisation. The contemporary four piece bathroom suite is a standout feature, boasting a free standing bath, a spacious walk-in shower, and stylish modern black fittings that create a luxurious and inviting atmosphere.







GARDEN

The property benefits from a front terrace with front lawn area with established boundary planting, together with a low-maintenance rear garden featuring a pleasant outdoor seating area. A planted flower bed and pathway provide access to the gated service yard at the rear, while a practical utility store offers additional external storage space.

GARAGE

Single Garage





Ground Floor Building 1



Floor 1 Building 1



Floor 2 Building 1



Ground Floor Building 2

Approximate total area⁽¹⁾

1240 ft²

115.3 m²

(1) Excluding balconies and terraces

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration



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BRITISH
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