

Hopes Auction Company Limited,
13 High Street, Wigton, Cumbria, CA7 9NJ
Telephone: 016973 43641 Fax: 016973 43743
E-mail: estateagents@hopesofwigton.co.uk
Website: www.hopesofwigton.co.uk

AUCTIONEERS · SURVEYORS · VALUERS · ESTATE AGENTS

HOPES
of Wigton
ESTATE AGENTS

A 2 BEDROOMED MID-TERRACED HOUSE
BENEFITTING FROM A POPULAR SITUATION
WITHIN SHORT WALKING DISTANCE TO TOWN CENTRE

12 GEORGE STREET, WIGTON. CA7 9PN



PRICE REGION £80,000

IDEAL STARTER HOME OR BUY-TO-LET INVESTMENT

LIVING ROOM, KITCHEN, 2 BEDROOMS, BATHROOM,
FRONT GARDEN/YARD.

Registered in England No: 52362 Registered Office: 93 High Street, Wigton, CA7 9PG
VAT Reg No: 256 4393 42
Directors: DA Harrison (Chairman); J.T Brockbank; J Dixon ; JJ Dixon; IJ Heslop A.I.A (Scot);
J Hope; RE Jackson; K Jarman; S Robertson F.I.A EST (Scot); B Walton; JT Wilson

D W Bulman F.R.I.C.S.
Estate Agency Manager
I M Graham
Company Secretary

ALSO AT 8 STATION ROAD, SILLOTH CA7 4AE - 016973 32018

DIRECTIONS

From our office go away from the Town Centre – George Street is on the right opposite Hopes Auction co office. 12 George street is on the right hand side.

DESCRIPTION

The accommodation provides:

GROUND FLOOR

Entrance to –

Living Room



11'1" x 15'2". With open coal fire (back boiler), exposed beamed ceilings and stairs off (with cupboard under).

Kitchen



15'4" x 6'11". Spacious room with fitted floor and wall units, with work surfaces. Stainless steel sink and drainer, electric cooker point and patio door.

FIRST FLOOR

Landing

Bathroom

With white 3 piece suite; Bath (electric control shower over), WC and wash hand basin. Partly tiled walls.

Bedroom

9'5" x 6'11".

Bedroom



11'4" x 8'10" maximum. With ornamental fire place and built in wardrobe.

OUTSIDE

Front low maintenance paviour garden and shared yard with 2 storage sheds to the rear.

SERVICES

Central heating (powered by coal fire & back boiler), single glazing and mains services connected.

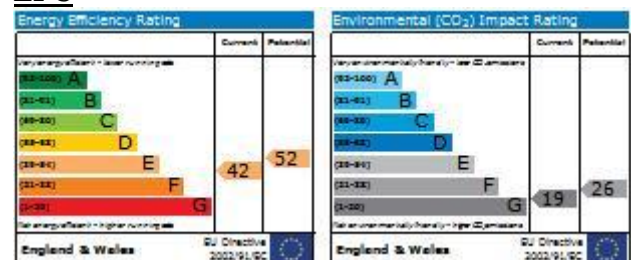
COUNCIL TAX

Band 'A'

VIEWING

Strictly by appointment through the Agents, Hopes of Wigton, 016973 43641.

EPC



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