



## Woodclose Park, Kirkby Lonsdale, LA6 2SE

**Price £95,000**

Luxurious Holiday Lodge located within walking distance of Kirkby Lonsdale, on award winning Woodclose Park. With luxurious presentation throughout and on one of the most sought after plots the lodge briefly comprises entrance / hallway, generous lounge with open plan dining area and luxury modern fitted kitchen, utility room, two double bedrooms - with one benefitting from ensuite shower room and family bathroom with three piece suite in white and shower over jacuzzi bath. Externally the lodge boasts parking, stunning countryside views and a large decking area that is perfect for a relaxing retreat or family gatherings.

Lease Term Remaining: 18 Years



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## ACCOMMODATION:

### Entrance / Hallway

Accessed via UPVC Double Glazed Door with access to storage cupboard, vinyl entrance then carpeted flooring in hallway. Doors leading to living areas, both bedrooms, bathroom and utility room.

### Lounge

UPVC Double Glazed windows to the side and rear elevation, carpeted flooring, electric feature fire, wall mounted TV and sonos sound system, Gas Central Heating Radiator, Leather Sofa and Chairs with Reclining Features, 2 x Cable Drop Lights and Open Plan Leading to Dining Area / Kitchen.

### Dining Area

UPVC Double Glazed French Doors to the rear elevation and UPVC double glazed windows to the side elevation, carpeted flooring, centre light, wall mounted gas central heating radiator, 2 x cable drop lights.

### Kitchen

Fitted with a range of wall and base units with worktops to compliment, 1 and ½ stainless steel sink with drainer, gas range cooker with extractor hood, integrated fridge / freezer and dishwasher, tiled splashbacks, vinyl flooring, centre light fitment, below unit spot lights, UPVC double glazed window to side elevation.

### Utility Room

Fitted with base units with washing machine, worktop to compliment, washing machine, combi boiler, UPVC double glazed window to the side elevation.

### Master Bedroom

Fitted robes with access to ensuite shower room, carpeted flooring, UPVC double glazed window to side elevation, TV point, centre light.

### Master Ensuite

Three piece shower suite in white with walk in shower with sliding doors, semi pedestal and basin with chrome mixer tap, low flush wc, chrome heated towel rail, UPVC double glazed window, centre light, vinyl flooring, built in storage space.

### Bedroom 2

Fitted robes, carpeted flooring, UPVC double glazed window to side elevation, TV point, centre light.

### Bathroom

Three piece suite in white with panel jacuzzi bath with shower over and glass shower screen, pedestal and basin with chrome mixer tap, low flush wc, chrome heated towel rail, UPVC double glazed window, centre light, vinyl flooring.

## EXTERNAL

Located on one of the most sought after plots in a quiet secluded corner with open countryside views, large decking area, allocated parking.

### Decking Area

Raised decking area with entrance gate to garden area. Accessed via French Doors from the dining / living area.

### Views



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