



Thwaites Old Vicarage, The Green

£775,000

Thwaites Old Vicarage, The Green, Millom, LA18 5HZ

Welcome to Thwaites Old Vicarage. Opportunities such as this are few and far between. Thwaites Old Vicarage offers a versatile investment, a beautiful home with the convenience of a separate annex plus a three bedroom detached cottage which requires some upgrading. Set in a substantial plot with ample parking and breath-taking views to the open countryside including to Black Combe and White Combe, this property must be viewed to be fully appreciated.

Quick Overview

- 4 Bedroom detached house
- Plus three bedroom annex
- Plus three bedroom cottage requiring modernisation
- Versatile property
- Original features
- Walks from the door step
- Large garden
- Family home offering potential additional income
- Off Road Parking
- Super fast Broadband Available



4



1



2



E



Superfast
Broadband
Available



Off road parking

Property Reference: ULV1057



Kitchen



Kitchen



Dining Room



Living Room

Set in an idyllic countryside position with far-reaching views towards Black Combe and White Combe, this substantial 17th century former vicarage offers an exceptional opportunity to acquire a character-filled home with extensive additional accommodation and enormous potential.

Rich in original period features, the main residence seamlessly combines historic charm with practical family living. The property offers three well-proportioned bedrooms, with a fourth room currently utilised as a home office, ideal for modern flexible living. Character features include original style UPVC sash windows, a striking slate floor to the entrance hall, and a beautiful feature stone wall in the living room, complemented by a charming wood-burning stove which creates a warm and inviting focal point. The traditional Aga in the kitchen further enhances the property's timeless appeal and provides a welcoming heart to the home.

The accommodation is further enhanced by oil-fired central heating, an electric oven, and a stylishly updated bathroom installed in 2018.

Externally, the property sits within generous mature gardens, enjoying a peaceful rural setting and spectacular open views across the surrounding countryside towards Black Combe and White Combe.

A particularly rare feature of this property is the inclusion of a separate three-bedroom annexe, offering excellent potential for multigenerational living, guest accommodation, holiday letting, or income generation. The annexe comprises a spacious kitchen diner, lounge with feature stone wall, three bedrooms including two doubles and one single and main bathroom. The annexe also benefits from an enclosed good-sized garden and a separate private entrance to the side of the main property with off road parking, providing both flexibility and independence.

In addition, the sale includes a detached three-bedroom cottage, separate from both the main residence and annexe. Formerly the stables and old coach house, the cottage comprises a dining room, lounge, kitchen, and bathroom and now requires renovation, presenting an exciting development opportunity subject to the necessary consents. The cottage also benefits from a garden area, an attached barn with mezzanine floor, and a further outbuilding, offering excellent scope for a variety of uses. This is a truly unique country property offering history, versatility, and significant potential in a stunning rural setting.

Location The Green, Millom, LA18 5HZ is a small rural hamlet located on the south-western edge of the Lake District peninsula in Cumbria. The area is characterised by detached country properties, open farmland and scenic countryside views, with easy access to the A5093 and nearby coastal town of Millom. The location offers a peaceful semi-rural setting while remaining within convenient reach of local amenities, schools, village hall, public house and rail connections at Green Road and Millom stations. The surrounding area is known for its attractive countryside, walking routes and proximity to the Duddon Estuary and western Lake District National Park.



View



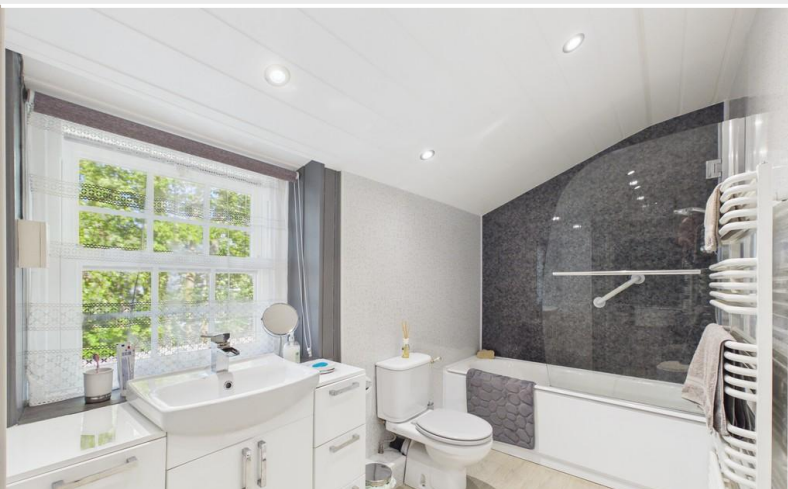
Bedroom One Annex



Hallway



Bedroom Two



Bathroom



Annex Bedroom Two

Accommodation (with approximate Measurements)

Porch 5' 7" x 11' 3" (1.72m x 3.43m)

Entrance Hall 20' 8" x 4' 2" (6.32m x 1.29m)

Living Room 14' 6" x 12' 11" (4.44m x 3.94m)

Living Room 16' 0" x 13' 5" (4.90m x 4.11m)

Utility Room /Craft Room 12' 9" x 12' 6" (3.89m x 3.82m)

Kitchen 14' 2" x 12' 5" (4.32m x 3.80m)

Floor One

Bedroom One 12' 7" x 10' 2" (3.85m x 3.11m)

Bedroom Two 16' 1" x 12' 1" (4.91m x 3.70m)

Bedroom Three 13' 1" x 13' 5" (4.01m x 4.09m)

Bedroom Four/ office 12' 5" x 7' 11" (3.80m x 2.43m)

Bathroom 13' 2" x 5' 7" (4.03m x 1.71m)

Annex

Annex Utility room 8' 0" x 6' 0" (2.46m x 1.84m)

Kitchen 14' 2" x 13' 3" (4.34m x 4.05m)

Living room 16' 7" x 14' 9" (5.07m x 4.52m)

Bedroom One 13' 2" x 14' 6" (4.03m x 4.43m)

Bedroom Two 9' 10" x 13' 1" (3.01m x 3.99m)

Bedroom Three 8' 0" x 13' 5" (2.44m x 4.09m)

Annex Bathroom 5' 8" x 9' 7" (1.74m x 2.93m)

The Cottage

Entrance

WC 4' 0" x 4' 4" (1.24m x 1.33m)

Kitchen 9' 6" x 19' 4" (2.92m x 5.90m)

Living Room 15' 7" x 15' 3" (4.75m x 4.67m)

Living Room 8' 4" x 18' 11" (2.55m x 5.78m)

utility Room/Barn 9' 9" x 19' 4" (2.98m x 5.90m)

Bedroom One 15' 10" x 10' 7" (4.85m x 3.23m)

Bedroom Two 8' 7" x 16' 10" (2.62m x 5.15m)

Bedroom Three 9' 6" x 18' 10" (2.90m x 5.76m)

Bathroom (The Cottage) 9' 1" x 4' 7" (2.78m x 1.42m)

Garage (The Cottage) 9' 9" x 19' 11" (2.99m x 6.09m)

Property Information

Tenure Freehold (Vacant possession upon completion).

Services Mains Electricity, Oil Central heating.

Private drainage (3 Chambered Tank) Septic Tank is located to the right side of the property as you enter the gate.

Please note that due to updated regulations for septic tanks and private drainage facilities, interested parties may wish to seek independent advice on the installation. We can recommend several local firms who may be able to assist.

Broadband Super - Fast Broadband Available.

Networks in your area - Openreach



The Cottage



Rear Garden of Main House



Thwaites Old Vicarage



Annex Kitchen



Annex Living room

Mobile Services EE,Vodafone, O2, Three good coverage.

Council Tax Band Cumberland District Council band C,D E.

Energy Performance Certificate The full Energy Performance Certificate is available on our website and also at any of our offices.

Material Information There are a mixture of double and single glazed windows both wooden and UPVC frames in the Annexe

Anti-Money Laundering Regulations (AML). Please note that when an offer is accepted on a property, we must follow government legislation and carry out identification checks on all buyers under the Anti-Money Laundering Regulations (AML). We use a specialist third-party company to carry out these checks at a charge of £60.00 (inc. VAT) per individual or £50.00 (incl. vat) per individual, if more than one person is involved in the purchase (provided all individuals pay in one transaction). The charge is non-refundable, and you will be unable to proceed with the purchase of the property until these checks have been completed. In the event the property is being purchased in the name of a company, the charge will be £150 (incl. vat).

Meet the Team

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Viewings available 7 days a week
including evenings with our
dedicated viewing team
Call or request online.

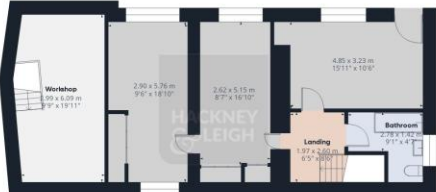


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Hackney & Leigh Ltd Hackney & Leigh, 30 Queen Street, Ulverston, Cumbria, LA12 7AF | Email:

 Floor 0 Building 1	 Floor 1 Building 1	 Approximate total area⁽¹⁾ 425.9 m² 4584 ft² Reduced headroom 2.3 m² 25 ft²
 Floor 0 Building 2	 Floor 1 Building 2	(1) Excluding balconies and terraces Reduced headroom Below 1.5 m/5 ft Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only. GIRAFFE360

Directions: From the A590, the easiest route to Thwaites Old Vicarage (LA18 5HZ) is: Follow the A590 westbound towards Barrow. At Greenodd roundabout, take the exit onto the A5092 signed for Workington / Millom. Stay on the A5092 through Lowick Green until it joins the A595 at Grizebeck. Continue on the A595 south-west towards Millom. After passing St Anne's Church in Thwaites, turn left onto the A5093 towards The Green / Millom. Follow this road through The Green village turning left between the pub and village hall, follow the road towards the right towards the station, travel past the turning to Arnaby. turn right over the small bridge at the bottom of the hill and Thwaites Old Vicarage is on your right hand side, sitting pretty as a picture!

What3words ///quits.mission.yappy

Viewings Strictly by appointment with Hackney & Leigh.

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