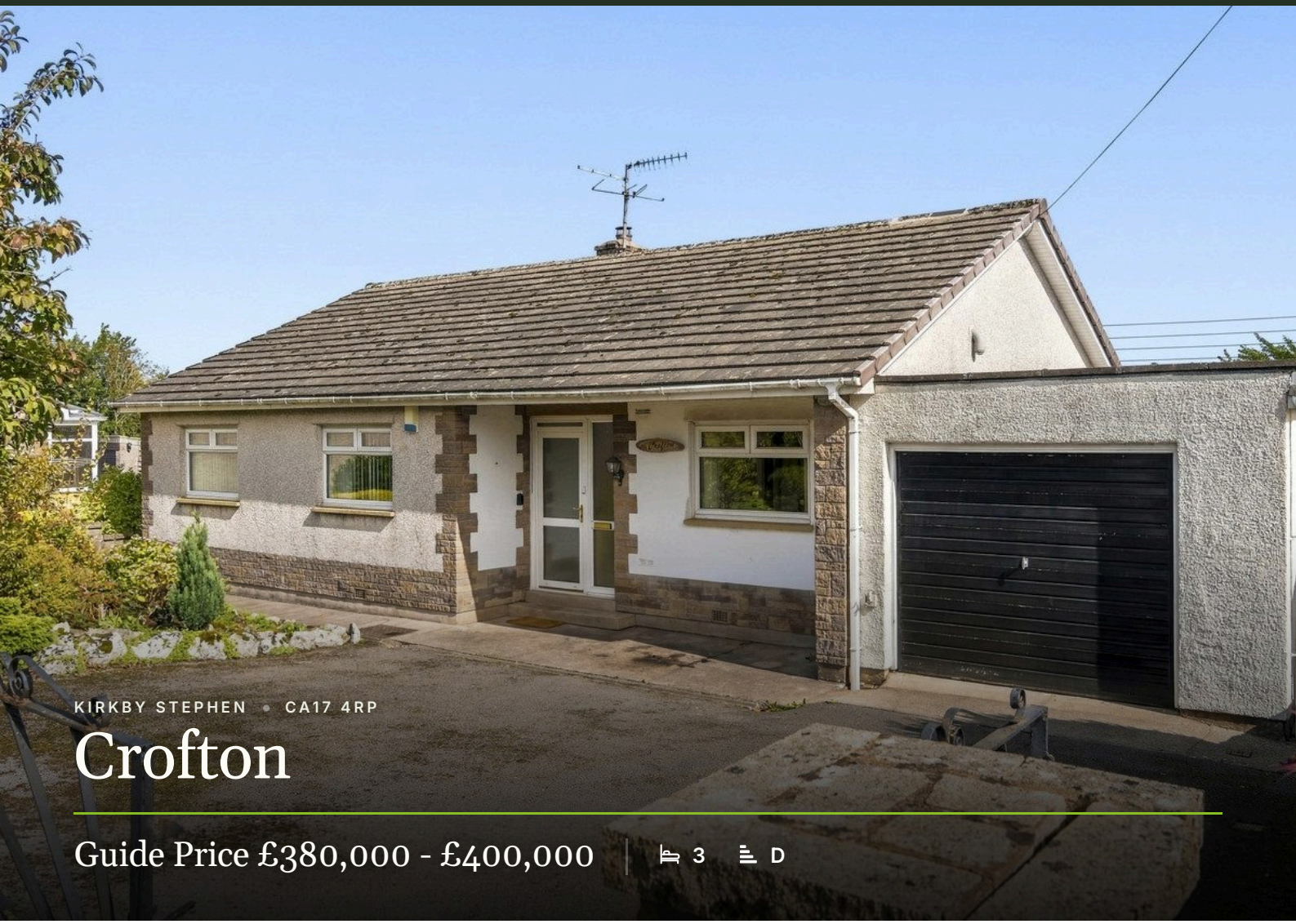
J.R. HOPPER & Co. Est. 1886



KIRKBY STEPHEN • CA17 4RP

Crofton

Guide Price £380,000 - £400,000

3 D

AT A GLANCE

- Superb Detached Bungalow
- Prime Kirkby Stephen Location
- Generous Rear Garden With Stunning Nine Standards Views
- Spacious Living/Dining Room
- Well Appointed Kitchen With Separate Utility Area
- Three Double Bedrooms
- Integral Garage
- Driveway Parking For 2-3 Cars
- Chain Free
- Ideal Family Home, Holiday Retreat Or Investment Property

LEYBURN 01969 622936

HAWES 01969 667744

SETTLE 01729 825311

KIRKBY STEPHEN 01768 258002

Central Chambers, Market Place, Leyburn, DL8 5BD · enquiries@jrhopper.com · www.jrhopper.com

THE PROPERTY

Superb Detached Bungalow

Crofton is a superb detached bungalow, ideally situated close to the market square in the popular market town of Kirkby Stephen, and occupying a substantial plot.

Kirkby Stephen is situated approximately ten miles from Junction 38 of the M6 motorway and is ideally placed for access to Kendal, Penrith, Appleby and the Lake District. The scenic Settle to Carlisle Railway is close at hand, while the Coast to Coast and Lady Anne's Footpaths both pass through the town, providing excellent opportunities for walking and enjoying the surrounding countryside. The town offers a good range of amenities, including highly regarded primary and grammar schools, a variety of shops, restaurants and public houses, a church and chapel, and a doctor's surgery. Kirkby Stephen also retains its traditional weekly outdoor market and agricultural auction mart.

Crofton offers spacious and well-proportioned accommodation, with a generous entrance hall leading to a well-appointed kitchen, spacious living/dining room, utility room, three double bedrooms, house bathroom and integral garage.

Externally, the property is equally impressive. The front provides driveway parking for two to three vehicles, while the generous rear garden is predominantly laid to lawn and enjoys stunning views towards the Nine Standards. This attractive outdoor space provides an ideal setting for relaxing, entertaining or simply enjoying the surrounding views.

Crofton would make an excellent family home, holiday retreat or investment opportunity, offering versatile accommodation in a highly desirable location.

"

Prime Kirkby Stephen Location

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Registered Office: Hall House, Woodhall, DL8 3LB. Directors: L.B. Carlisle, E.J. Carlisle.

GALLERY

Every room, inside and out














Produced 24 October 2026. All information believed to be correct at the time. These particulars are intended as a guide only; their accuracy is not guaranteed and they do not form part of any offer or contract. Measurements are approximate. Prospective purchasers must satisfy themselves as to the accuracy of all information.

THE ACCOMMODATION

A room-by-room schedule

Set out floor by floor, as a plan would read it — from the entrance hall through to the gardens beyond.

01 GROUND FLOOR

Entrance Hall

Fitted carpet. Coved ceiling. Loft access. Built in storage cupboard. Airing cupboard. Radiator. Picture window to living room. UPVC glazed external door to the front.

Kitchen

Vinyl flooring. Coved ceiling. Good range of wall and base units. Stainless steel sink and drainer. Integrated fridge freezer. Space for freestanding oven. Extractor hood. Two built in storage cupboards. Serving hatch to dining area. Radiator. Large window to the front.

Utility Room

Vinyl flooring. Plumbing was washing machine and space for tumble dryer. Door into integral garage. window over looking the garden. Glazed UPVC door to the rear.

W/C

Vinyl flooring. Part tiled walls. W/C. Wash basing. Wall mounted gas boiler. Frosted window to the side of the property.

Living Room/Dining Room

Spacious living dining room. Fitted carpet. Coved ceiling. Stone fireplace housing gas fire. Built in storage. Picture window into the hallway. Serving hatch into the kitchen. Radiator. Large electric radiator. Large window with glazed UPVC door to the rear bringing in lots of natural light and enjoying views to the garden and the Nine Standards.

Bedroom One

Rear double bedroom. Fitted carpet. Coved ceiling. Built in bedroom furniture. Radiator. Large window over looking the garden and the Nine Standards.

Bedroom Two

Front double bedroom. Fitted carpet. Coved ceiling. Wall lights. Radiator. Window to the front.

Bedroom Three

Small front double bedroom. Fitted carpet. Coved ceiling. Built in wardrobe. Radiator. Window to the front.

Bathroom

Fitted carpet. Coved ceiling. Fully tiled walls. W/C. Wash basin in vanity unit. Shower cubicle with electric shower. Radiator. Frosted window to the side of the property.

02 OUTSIDE

Garage

Good sized garage. Concrete flooring. Ideal workshop space or room for one vehicle. Power and light. Frosted window to the side of the property. Up and over garage door.

Front Garden and Driveway

Driveway parking for multiple vehicles. Laid to lawn area. Established flower beds and shrubbery. Access either side of the bungalow to the rear garden.

Rear Garden

Large rear garden predominantly laid to lawn with established flower beds and shrubbery. Wooden storage shed. Raised patio area with views over the garden and Nine Standards. Patio area housing the greenhouse.

03 AGENTS NOTES

Material Information

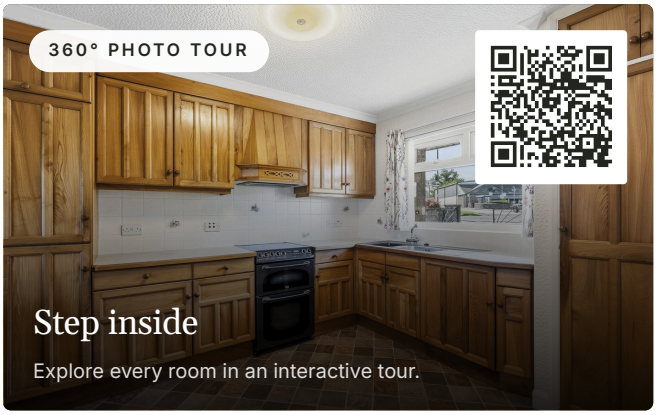
Mains gas central heating and double glazing throughout. Mains water, electrics and drainage. Flood Rick: Very Low with no known history of flooding. Broadband: Basic 16 Mbps Superfast 80 Mbps. Shared Boundaries & Services: The boundary walls and fences adjoining the neighbouring property to the south are shared, with responsibility for their maintenance and repair being shared between the respective owners. Any shared water pipes, drains and sewers are also jointly maintained, with associated costs divided equally between the properties.

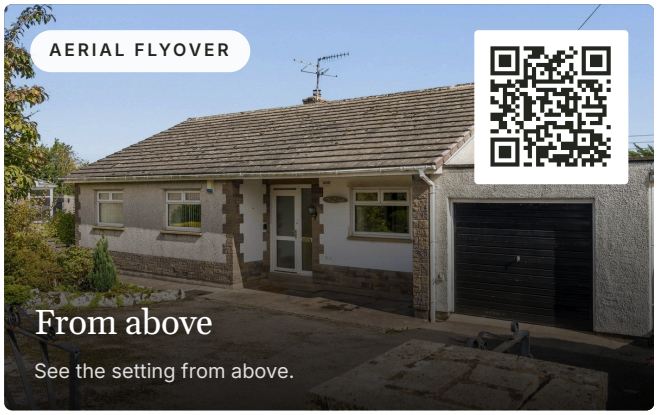
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ONLINE ONLY

There's more on the website

Tours, video and paperwork don't fit on paper. Point your phone's camera at a code — or tap it, if you're reading this on a screen.





DOCUMENTS & LINKS

EPC - 15th September 2026

PDF · 0.10 MB

REQUEST THE VIDEO VIEWING

Interest piqued? Here's what's next.

Photographs got you this far — we picked them so they would. Our private video viewings take you further: one of our viewers will walk and talk you through Crofton properly, inside and out, room by room, pointing out every feature and every issue as they go.

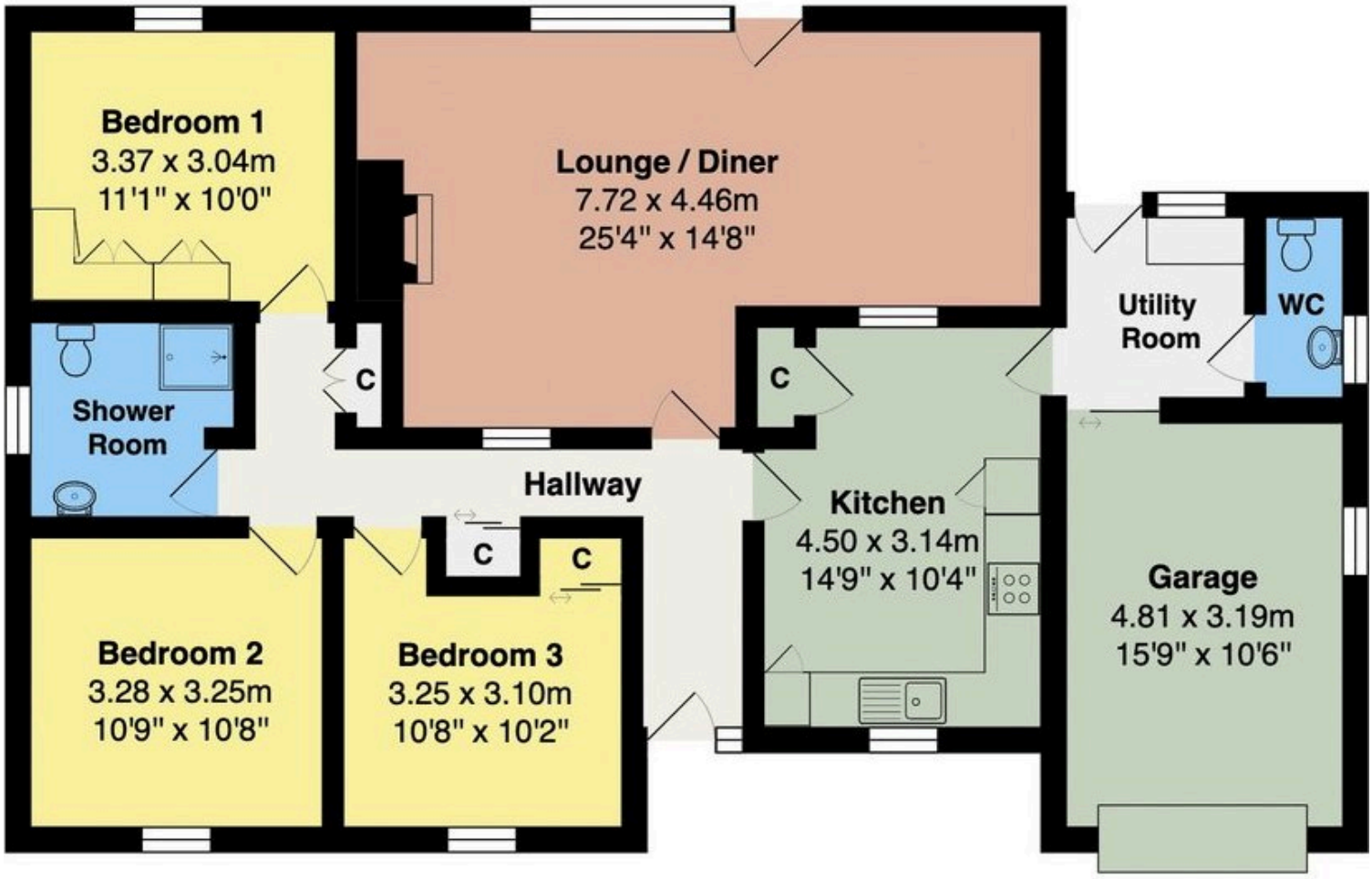
Your time is precious (and so is your fuel), so whittle your shortlist down from the sofa. We'll get you through the door just as soon as we know how much you loved it from afar.

ASK FOR THE VIDEO VIEWING

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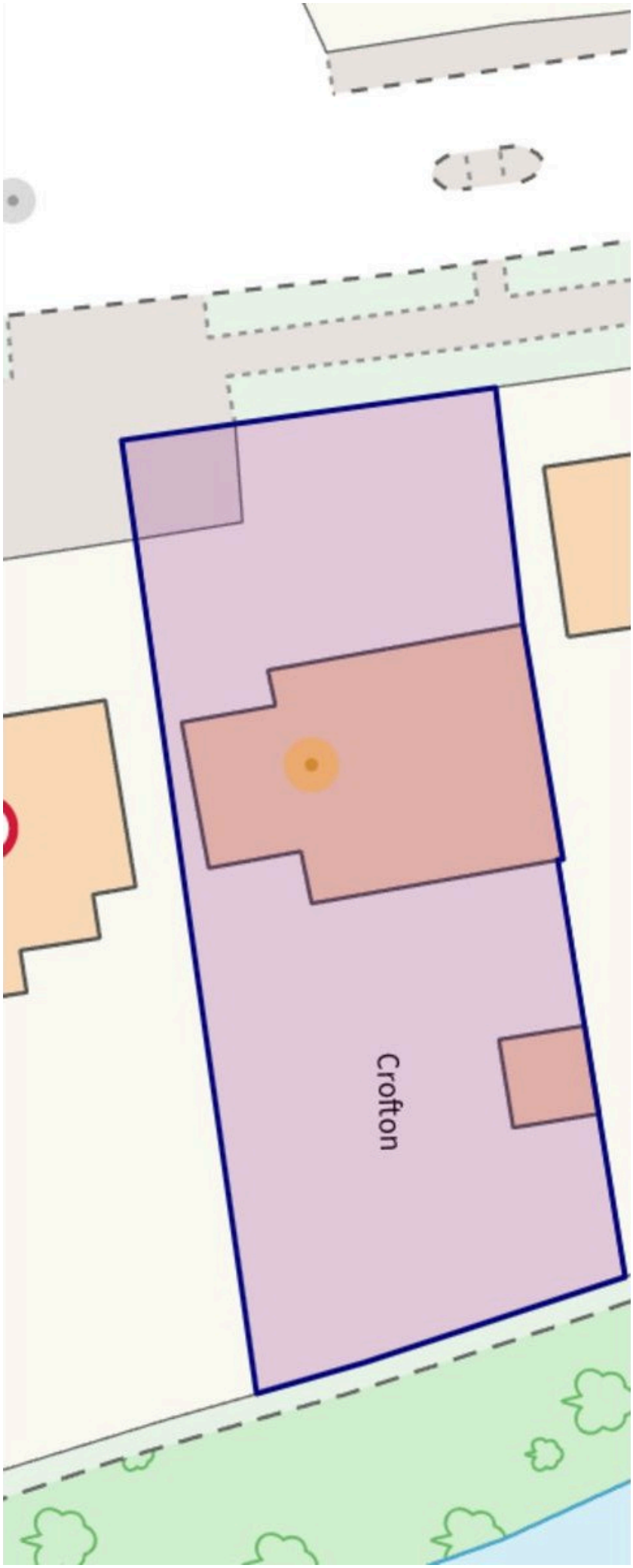
Crofton, North Road, Kirkby Stephen CA17 4RP

Total Area: 103.8 m² ... 1117 ft²



Floor plan produced for J.R. Hopper & Co by Abide Studios.
All measurements, floor areas, openings and orientations are approximate and provided for illustrative purposes only.
The plan is not to scale and has been prepared solely for marketing purposes.
Interested parties should make their own enquiries and rely on their own inspection as to its accuracy.

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