



Beverley Toll Bar Waters  
Lancaster, LA2 7DD

Bungalow - Lodge

Price Guide

£75,000

# Beverley Toll Bar Waters Lancaster, LA2

Bungalow - Lodge



## Overview

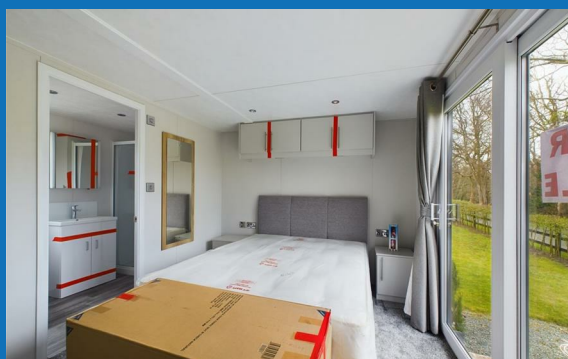
### Selling your home?

If you are considering selling your home please contact us today for your no obligation free market appraisal.

Our dedicated and friendly team will assist you 6 days a week. Get in touch today!

**01524 548888**

Email: [sales@mightyhouse.co.uk](mailto:sales@mightyhouse.co.uk)



#### Open Plan Lounge/Kitchen/Diner

Kitchen area with a range of matching wall and base units, integrated fridge/freezer, dishwasher and washing machine, built-in electric oven and microwave, four ring gas hob and extractor hood, composite sink, vinyl floor, radiator. Lounge with two settees and coffee table, feature electric fire, double glazed patio doors leading to the patio, radiator and carpeted floor. Dining area with table and chairs, double-glazed patio doors to the patio area.

#### Bedroom One

Walk-in dressing room, double-glazed patio doors, carpeted floor, radiator, double bed, two side tables, built-in cupboard, door to the en-suite.

#### En-Suite Shower Room

Double-glazed frosted window, shower cubicle with thermostatic shower, vanity unit with inset wash hand basin, heated towel rail, extractor fan, vinyl floor, W.C.

#### Dressing Room

Hanging space, chest of draws and storage space.

#### Bedroom Two

Double-glazed window, two single beds, side tables, carpeted floor, radiator.

#### En-Suite Shower Room

Double-glazed frosted window, shower cubicle with thermostatic shower, vanity unit with inset wash hand basin, heated towel rail, extractor fan, vinyl floor, W.C.

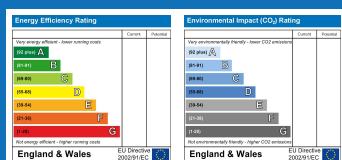
#### Outside

Parking for two cars, water tap, under Lodge storage space, electric power socket and sheds allowed.

#### Useful Information

Leasehold 999 Years  
This is a 12-month license site for purely recreational purposes only. You MUST have a registered address elsewhere.  
Site fees are £3,000 per annum, paid in two instalments.  
Mains Gas  
Pet Friendly  
USB Points

BS3632 registered  
Canexel exterior which is self-cleaning.



Lancaster Office: 53A Market Street, Lancaster, Lancashire, LA1 1JG

Phone: 01524 548888

[www.mightyhouse.co.uk](http://www.mightyhouse.co.uk)

IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.