



1 Pickard Street
Lancaster, LA1 4UG

House - End Terrace

Price Guide

£190,000

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House - End Terrace



Overview

- NO CHAIN
- TWO DOUBLE BEDROOMS
- FEATURE STONE FIREPLACE
- BUY TO LET INVESTMENT
- POPULAR AREA
- EXTENDED END TERRACE
- TWO RECEPTION ROOMS
- FIRST TIME BUYER
- WITHIN WALKING DISTANCE TO THE CITY CENTRE
- SPACIOUS ACCOMMODATION THROUGHOUT

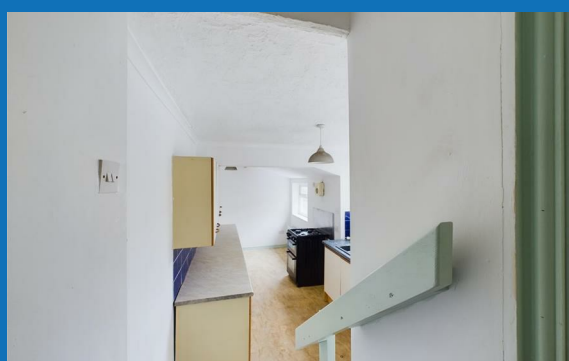
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Entrance Hallway
Stairs to the first floor.

Lounge
Double glazed window to the front, carpeted floor, radiator, cupboard housing gas meter and consumer unit.

Dining Room
Double-glazed window to the rear, imposing feature stone fireplace, cupboard housing Worcester combi boiler, carpeted floor, radiator.

Kitchen/Diner
Understairs storage cupboard and stairs down to the kitchen. Double-glazed windows to the side, free-standing gas cooker, extractor fan, door to yard, composite sink, plumbing for washing machine, radiator, vinyl floor, space for table and chairs.

First Floor Landing
Access to the loft.

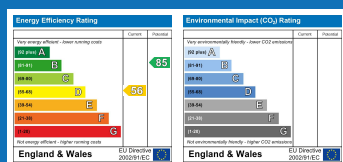
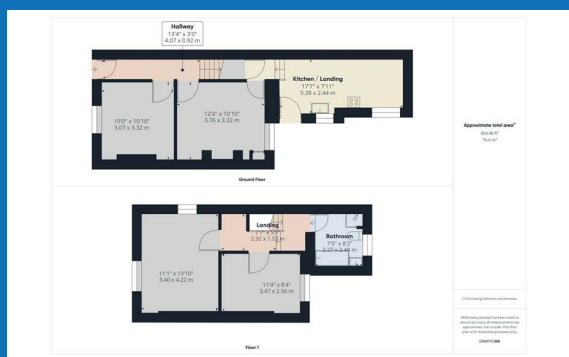
Bedroom One
Double-glazed windows to the front and side, carpeted floor and radiators.

Bedroom Two
Double-glazed window to the rear, carpeted floor, radiator.

Bathroom
Double-glazed frosted window to rear, shower cubicle with thermostatic shower, bath, wash hand basin, vinyl floor, radiator, W.C.

Rear Yard
Gate to access road, patio area, water tap, storage shed with power.

Useful Information
Tenure Freehold
Council Tax Band (A) £1505.37
New Roof in 2021
Extension to the kitchen with full planning granted.



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