



17 Low Road, Middleton, Morecambe, LA3 3LG

Situated on Low Road in the picturesque area of Middleton in Lancashire, this beautifully presented, three bedroom semi-detached house is a true gem. Having undergone a comprehensive renovation and reconfiguration in the past five years, the property boasts a clean and contemporary aesthetic, enhanced by high-end finishes and thoughtful design choices throughout.

With a large living room boasting bi-fold doors out to the garden, and an expansive kitchen diner, this is the perfect house for busy families and those who like to entertain. An extension to the side of the house has created a versatile utility room, dedicated home office, and an additional WC. This thoughtful addition caters to the demands of modern living, making it an ideal property for those who work from home and families of all ages. Upstairs, three double bedrooms form comfortable sleeping spaces, giving everybody a space of their own, all serviced by the three year old, modern bathroom suite.

The exterior of the property is equally impressive, with well-proportioned front and rear gardens that provide ample outdoor space for relaxation and entertainment. The house has excellent kerb appeal with all new anthracite grey windows, new exterior doors plus new guttering and fascias, meaning the exterior matches the fresh, contemporary interior.

This home is move-in ready, making it an excellent choice for families looking to settle in a welcoming community. With its blend of contemporary design and practical features, this property is sure to appeal to a variety of buyers. Don't miss the opportunity to make this stunning house your new home!



Ground Floor

Hallway
11'1" x 7'0" (3.38 x 2.15)

A freshly carpeted hallway connects the ground floor living spaces, with a glass-paned composite front door and understair space for outdoor shoes keeping the rest of the home clear and clutter-free. A double glazed window on the front aspect provides daylight, with spotlights for evening use. A corner cupboard provides a great space for larger household gadgets and outdoor clothing. A double panel radiator sits on the wall beside the kitchen and completes the welcoming entrance hall.

Living Room
19'2" x 12'10" (5.86 x 3.92)

A large living room spans the side of the house, with a newly carpeted floor, fresh decor and plenty of room for seating and storage. The open fireplace forms the focal point of the room, with alcoves either side ideal for entertainment units. With a double glazed window on the front aspect and a double panel radiator below, it's a bright and comfortable space for entertaining and relaxing with family and friends. Large glass bi-fold doors span the rear wall, offering views of the garden and allowing the space to be opened up during the warmer months to extend the entertaining space. With spotlighting in the ceiling and plenty of plug sockets around the perimeter of the room it affords you flexibility in its setup so you can tailor it to your lifestyle.

Kitchen Diner
16'7" x 12'0" (5.07 x 3.68)

The expansive kitchen diner spans the rear of the house and forms the hub of the home, great for families. With a newly installed modern kitchen and space for a family dining table, you can all enjoy sharing the space together while you cook and eat. Appliances include a five ring Lamona induction hob, integrated Lamona oven and microwave, plus an integrated dishwasher and washing machine, all contained in the contemporary Howdens light grey cabinetry. A sleek white slimline work surface covers two walls and houses the 1.5 sink and drainer, with a double glazed window above affording views of the rear garden. A vertical radiator sits beside the dining area, with spotlights above, making it a bright and useable space for busy family life. The space has been extended to the side, with external doors to the front and rear of the house adding to the convenience and access to the utility, home office and WC.

Utility Room
9'5" x 8'3" (2.89 x 2.53)

A good sized utility room sits at the rear of the house off the kitchen diner, with space for a freestanding fridge freezer, washer and dryer, it's a great space to keep laundry and appliance noise out of the main living spaces. A double glazed window on the rear aspect looks out to the rear garden and provides natural light, with spotlights above for evening use.

Home Office
7'8" x 5'2" (2.34 x 1.58)

Part of the extension to the side of the house is the valuable home office space. Boasting a large double glazed window on the front aspect, sockets and spotlighting above, it's a great space that can be shut off from the main house for quiet and privacy. It would make an equally useful hobby room or storage space depending on your needs, with the freshly plastered walls offering a blank canvas to design it to your taste.

WC
4'10" x 2'6" (1.49 x 0.78)

A newly installed WC beside the home office offers a valuable addition for families and for use by visitors and guests. With a low flush toilet set below the frosted double glazed window on the front aspect and spotlighting in the ceiling, it's a useful addition to the ground floor.

Landing
7'6" x 7'3" (2.30 x 2.21)

A newly carpeted landing connects the upstairs bedrooms with the main bathroom. With a double glazed window on the front aspect above the staircase and spotlighting for in the evenings, it's a bright and airy space at the centre of the home. The attic hatch sits above the landing at the top of the stairs.

First Floor

Bathroom
6'5" x 5'5" (1.98 x 1.67)

A well-appointed modern bathroom suite sits off the landing, with a frosted double glazed window dow on the front aspect that fills the room with natural light. The suite includes a double walk in shower enclosure with a waterfall and handheld shower attachments, a low flush toilet and a floating sink unit with storage below. With a contemporary neutral colour scheme comprising of new grey tiling to the ceiling and the dark wood LVT flooring, it's a well-presented space that makes getting ready each morning a pleasure.

Bedroom 1
12'11" x 11'4" (3.95 x 3.47)

A large double bedroom forms the master suite, benefitting from a double glazed window in the rear aspect that looks out over the garden. A double panel radiator sits below the window, with a plush grey carpeted floor adding to the comfort of the room. There is ample space for a king size bed, bedside tables, large freestanding wardrobes and drawer units so you won't be short of storage space, keeping the clean modern feel of the main sleeping space.

Bedroom 2
11'4" x 10'9" (3.47 x 3.30)

A well-proportioned double bedroom at the rear of the property features a double glazed window with a double panel radiator below. There is plenty of room on the grey carpeted floor for a double bed, large freestanding

wardrobes and a desk, with an additional storage cupboard beside the inset wall-mounted TV. A great second bedroom with space to configure it to your needs.

Bedroom 3
9'11" x 7'7" (3.04 x 2.32)

A double bedroom at the front of the house offers a versatile space, with a new grey carpeted floor, double panel radiator and a double glazed window on the front aspect providing natural light. Tastefully decorated, with a fresh contemporary feel, it's an excellent third bedroom, nursery, hobby room or home office.

Attic

The attic space is accessed by a hatch above the landing and is insulated to keep heating costs down in the home. With the addition of boarding it would offer the ideal space for long term storage to keep the rest of the home clear and clutter-free.

External

Front Garden

The front garden features a large lawned area, great for enjoying the warmer weather and gardening, with the potential to add a driveway as many neighbours have done. Stone steps lead up to the front door of the house, with established hedges offering privacy and reducing noise from the street beyond. The house has excellent kerb appeal with new anthracite grey windows and doors, plus recently installed guttering and fascias giving it a fresh, contemporary look.

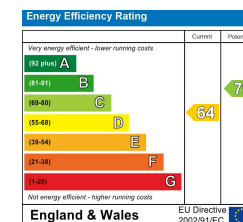
Rear Garden

The well-proportioned rear garden features a large lawn which houses a shed to the rear (up for negotiation), with access from the bifold doors from the main reception room and the exterior door from the kitchen diner. With fencing on all sides it is a safe and secure space for children and pets with plenty of space to host summer gatherings with friends and family.

Additional Information
Freehold. Council Tax Band A.







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