



85 South Road, Morecambe, Lancashire, LA4 6JR

A modern, extended four bedroom semi-detached home in Bare, Morecambe, sold with no onward chain. Situated on a tree-lined street within walking distance of shops, restaurants and Bare train station, the property is ideally located to make the most of the local area. Great Wood primary school is a short walk away, with transport links to Morecambe, Heysham, Lancaster and the motorway, perfect for families and commuters.

The property has been renovated and reconfigured throughout, with a large extension to the side and rear hugely increasing the internal space and creating large spaces to entertain and relax with friends and family. High quality finishes and modern design make it move in ready, allowing you to settle in and start enjoying your new home with ease. A large open plan kitchen dining and living room at the rear boasts bi-fold doors so you can open the room up to the rear garden, great for summer parties. Four well-proportioned bedrooms give every member of the household a space of their own. There's plenty of storage space with an attic and a detached workshop garage, with a dedicated kit room, shower and WC, perfect for pet owners and outdoor enthusiasts. A large driveway to the front offers off-road parking for five cars and larger vehicles such as campervans.

Properties of this size and standard don't come to the market often, so don't miss out on the chance to make this stunning house your new home, call us today to book a viewing!

This property is sold with no onward chain.



Ground Floor

Hallway

12'3" x 5'7" (3.75 x 1.72)

A welcoming entrance hall with Karndean flooring and a double panel radiator greets you as you enter the home. Spotlights in the ceiling make it a bright space which connects the living rooms on the ground floor. Grey painted woodwork including the staircase, door casings and skirting boards gives a sense of cohesion and a consistent contemporary look throughout the home.

Kitchen

12'8" x 10'2" (3.87 x 3.12)

A contemporary Leicht kitchen at the rear of the house boasts dual aspect double glazed windows with built in blinds, that fill the room with light and offer views of the rear garden. Appliances include a Siemens four ring induction hob, double integrated Siemens ovens and integrated fridge and freezer. A sunken 1.5 sink sits in the sleek grey quartz work surface, with light grey over and under counter cabinetry providing plenty of storage space. Spotlighting in the ceiling, textured grey tiled backsplash and warm wood Karndean flooring combine to create a stunning modern kitchen. The kitchen is open to the open plan living and dining space, with a double panel radiator beside the open archway, perfect for family gatherings.

Living / Dining Room

20'0" x 12'8" (6.11 x 3.87)

An open plan living and dining room sits off the kitchen at the back of the house and offers a large space for entertaining and socialising. The warm wood Karndean flooring flows through the room tying it to the kitchen. The seating area has ample room for a large corner sofa, with built in display and storage units across the internal wall with a wall-mounted TV in the centre. A white vertical radiator and double panel radiator sit either side of the space adding to the comfort. The rear of the room houses the dining table beneath a large vaulted skylight with French doors and bi-fold doors making it a bright and inviting space that can be opened up to the garden in the warmer months. Spotlighting in the ceiling and feature lights over the table make the space equally well-lit during evening meals. A great space for social families where you can gather friends and relatives and enjoy the modern living space.

Reception Room

12'8" x 11'3" (3.87 x 3.43)

A tastefully decorated, modern reception room sits at the front of the property, with a cream carpeted floor, white painted walls and grey skirting boards. An anthracite grey double glazed bay window fills the space with natural light, with a double panel curved radiator below. An electric woodburner style fire sits in the open fireplace on a light grey stone hearth and forms the focal point of the room. There is ample space for multiple seating options, with alcoves either side of the chimney breast offering additional space for units and shelving. A great room for relaxing in the evenings that can be shut off from the main house so can unwind in peace and quiet.

Home Office

6'9" x 6'9" (2.08 x 2.07)

A versatile home office at the front of the house features a fitted desk on two walls with storage units below. Dual aspect double glazed windows with fitted blinds offer plenty of natural light for working, with spotlighting above for the evenings. Shelving on three walls adds to the storage space, helping you keep your work organised and easily accessible.

Utility Room

6'10" x 5'10" (2.09 x 1.80)

A well-presented utility room sits off the main hallway with a built in work surface and fitted cabinetry. There's under counter space with power and plumbing for two appliances, with a double panel radiator and drying rack on the opposite wall making it the perfect laundry room for busy households. The Biasi boiler for the house is contained in the tall cupboard beside the external glass paned door to the driveway at the side of the house. Warm wood Karndean flooring and grey painted woodwork matches the rest of the downstairs and gives a sense of cohesion

First Floor

Landing

A carpeted landing connects the sleeping spaces and the bathroom, with a double panel radiator, spotlights and grey painted woodwork tying it to the rest of the home.

Bathroom

7'4" x 5'10" (2.24 x 1.80)

An inviting three piece bathroom services the upstairs of the house, with laminate wood flooring and grey ceramic wall tiling making it a well-presented, practical space. The suite includes a corner bath with overhead waterfall shower, a low flush toilet and a sink unit with countertop and storage below. A frosted double glazed window with built in blind provides daylight, with spotlighting above for evenings. A heated towel rail sits against the wall with a mirrored sliding cupboard above the sink helping you keep the sleek modern feel of the main bathroom.

Bedroom 1

12'8" x 11'3" (3.87 x 3.45)

A large double bedroom with a double glazed anthracite grey bay window on the front aspect that fills the space with natural light. There is ample room for a double bed, large sliding freestanding wardrobes, two drawer units and bedside tables, so you can configure the space to fit your needs. A cream carpeted floor and white painted walls complement the grey painted woodwork giving a warm modern feel. An internal wooden door leads through to the ensuite, with a double panel radiator beside.

Ensuite

5'4" x 5'1" (1.65 x 1.56)

A dedicated ensuite bathroom services the main bedroom, with grey laminate flooring and grey tiled walls giving a contemporary look and feel. The suite includes a low flush toilet, corner sink unit with storage below and a corner shower enclosure with waterfall shower head. A heated towel rail offers space for drying towels, with hooks by the door for clothing and a wall mounted mirrored cabinet for toiletries and beauty products. It's a light welcoming space thanks to a central ceiling light and two over mirror lights making it the perfect space to get ready each day.

Bedroom 2

9'7" x 9'0" (2.94 x 2.75)

A carpeted double bedroom sits off the landing, with a double glazed window in the front aspect offering views across the train line and rooftops of Bare. A good sized room, it currently houses a double bed and freestanding sliding wardrobes, with additional storage space provided by an over stair cupboard and a large open alcove with built in shelving helping keep the space organised and tidy. A double panel radiator sits on the wall by the entrance with a central ceiling light completing the versatile bedroom.

Bedroom 3

11'0" x 9'10" (3.37 x 3.02)

A well-proportioned double bedroom at the back of the house features a double glazed window which overlooks the garden and provides natural light, with a central ceiling light for the evenings. There is ample room for a double bed, bedside tables, drawer unit, large freestanding wardrobes and wall mounted cabinets on two walls, so you won't be short of storage.

Bedroom 4

11'0" x 9'5" (3.37 x 2.89)

A carpeted double bedroom at the rear of the house is currently used as an office but would make an equally great bedroom, hobby room or dressing room too. A corner desk with drawer units sits beneath the double glazed window on the rear aspect that overlooks the garden. A large sliding door wardrobe sits on the opposite wall, with a double panel radiator beside. A central pendant light makes it a useable space in the evenings, with an access hatch to the attic in the ceiling by the entrance.

Attic

An attic space above the house is accessed by a drop down hatch in the ceiling of the rear bedroom. Part boarded, with a fixed ladder and lighting, it's the ideal space for long term storage and bulkier items to keep the clean, modern feel of the home. The tank for the S plan heating system is housed in the attic.

Workshop

19'3" x 10'2" (5.88 x 3.11)

A large workshop sits at the front of the converted garage, with a built in worktop beneath the double glazed window on the side aspect. With power and lighting, its a great space for DIY and storage, you can tailor the space to meet your needs.

Kit Room / Shower / WC

10'2" x 9'8" (3.11 x 2.97)

Perfect for outdoor enthusiasts and pet owners, the rear of the detached garage has been converted to create a practical kit room, with shelving and hanging space for outdoor clothing and gear. A WC is accessed by a secondary external door at the rear of the garage, featuring a toilet and a sink, useful for long days in the garden, with a shower across the hallway for getting clean and rinsing off equipment and pets after outdoor pursuits.

Rear Garden

A well-proportioned rear garden offers space to soak up the sun and host friends and family during the warmer months. A paved patio seating area at the rear of the house sits beneath a pergola, with bi-fold doors from the dining area allowing the house to be opened up to extend the entertaining space. A well-maintained lawn sits at the centre of the garden, bordered by raised planting beds, with a modern spherical water feature on the paved patio making it a beautiful space in keeping with the well-presented home. Anthracite grey painted fencing between the adjoining neighbour and an established hedge on the opposite side make it a private and secure space for children and pets.

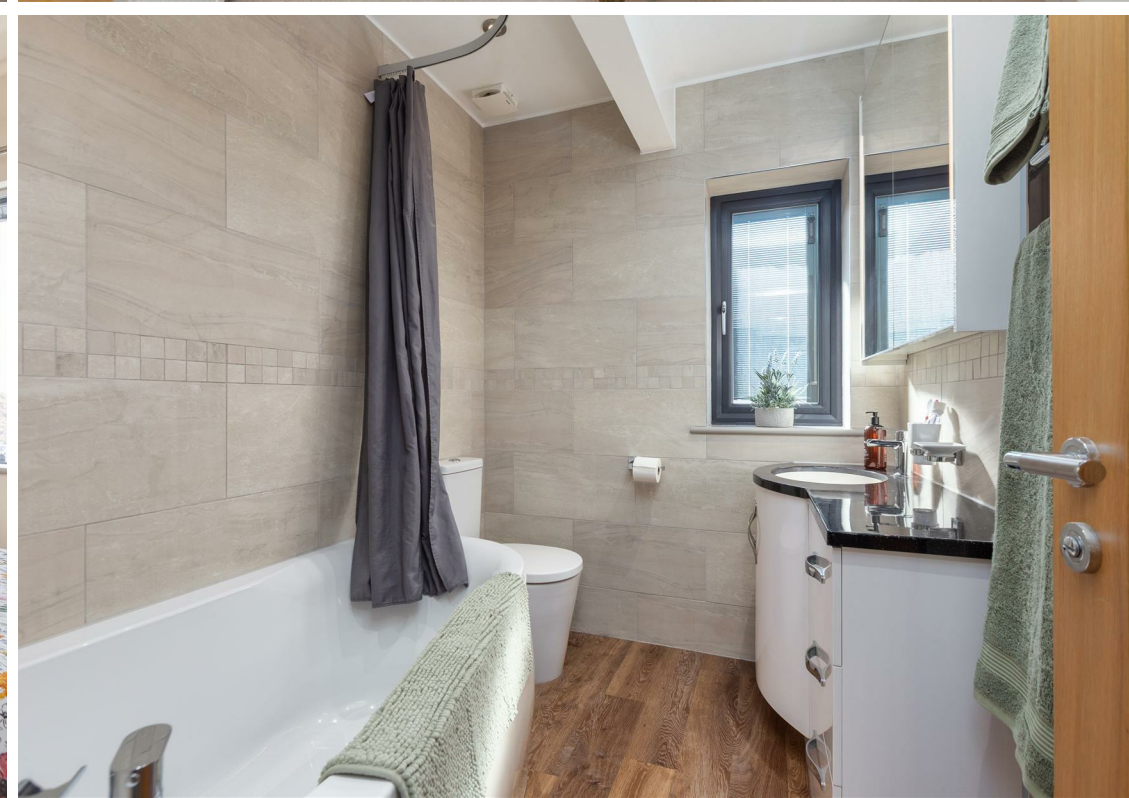
Exterior

A large driveway spans the front of the property with parking for five cars or larger vehicles such as campervans. Bordered by established bushes, with planting beds and a fresh exterior, the property boasts excellent kerb appeal.

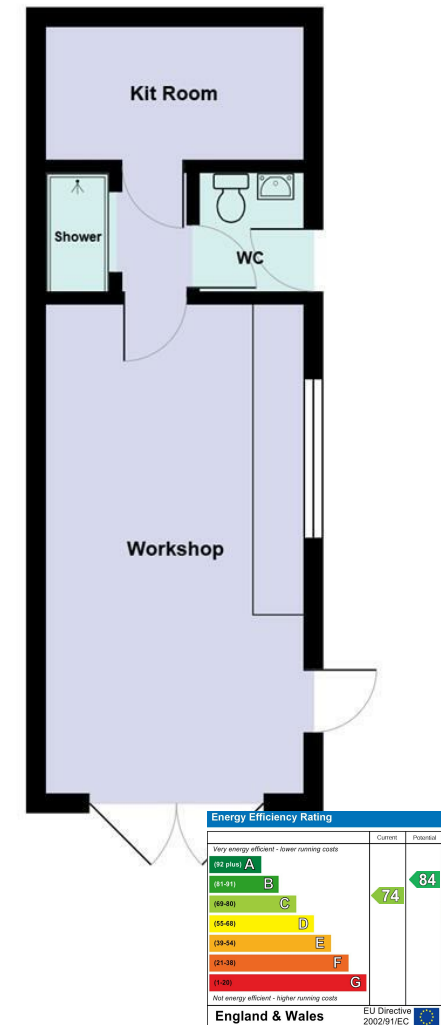
Additional Information

Sold with no onward chain. Freehold. Council Tax Band B. EPC rating C.

Whilst every effort has been made to ensure the accuracy of these particulars they must in no way be used as a basis for a decision to purchase. Specified items may be subject to change and will be confirmed on the fixtures and fittings list supplied by the vendor through their solicitor. We are not responsible for testing services or appliances and as a buyer we request that all reasonable steps must be taken by yourself on these before commitment to purchase







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