



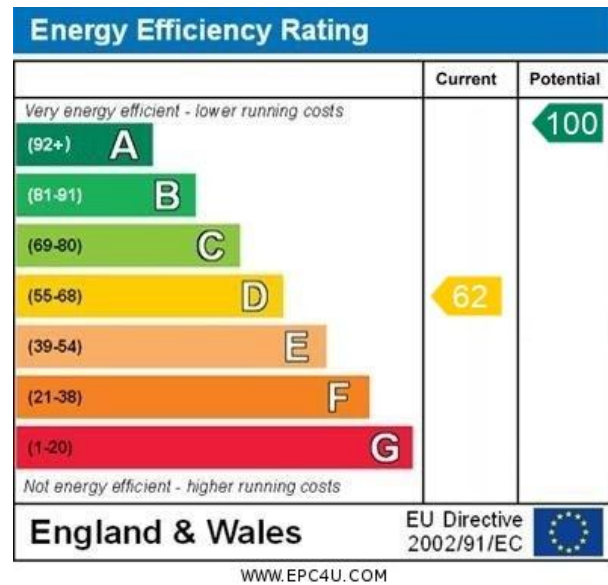
Lucy Boardman (Formerly Lloyds Bank) -

Ross Mortgage Services have a wealth of experience in the highly competitive area of mortgage rates and product availability. We can arrange a mortgage appointment with our mortgage advisor to discuss your requirements. As an **independent Mortgage Broker** we are not tied to a limited range of **mortgage products** but we can give you advice on the whole market ensuring you receive the best advice. We take the time to understand our client's needs, lifestyles and **financial** circumstances to find the mortgage that suits you right now and in the future. With thousands of different mortgages available we will find one to suit you. **Expert independent advice** now will benefit you for the lifetime of your mortgage and could save you time and money. For further information **call our offices** ask our accompanied viewer and they will be more than happy **to make your appointment** to suit you.

General

Within the particulars mention has been made of power points, possibly central heating systems and appliances within the property. In accordance with the Estate Agency Act 1979 we advise that none of the appliances, power points or heating systems have been tested by this office prior to sale. All measurements are approximate.

When viewing properties offered for sale through W. G. Ross and Company Limited, it can often be of assistance to ascertain the marketable value of your own property and the staff of Ross Estate Agencies will be pleased to visit your home, without obligation, to give helpful advice regarding the transfer and purchase of property.



Tenure
Freehold

Council Tax Band
A

Contact Details
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Duke Street | Askam-in-Furness | LA16 7AE

Asking Price £120,000

- Detached Building In Askam
- Ideal Plot To Start Again (Subject To Planning Permission)
- Prefab Style Bungalow
- Lounge, Dining Room, Kitchen
- 3 Bedrooms, Wet Room
- Central Heating, Double Glazing, Outhouse/Store
- Gardens To Front, Side And Rear
- Vacant Possession
- Cash Buyers Only
- Council Tax Band A

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.



ROSS Estate Agencies

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Residential Sales Residential Lettings Commercial Sales & Lettings





Property Description

We are pleased to bring to the market this prefab style detached bungalow in the heart of Askam-in-Furness close to local amenities, transport links, schools and coastal beaches. The property would suit someone starting from scratch subject to planning consent. Currently, the property is a detached bungalow comprising of entrance hallway, bay windowed lounge, dining room, kitchen, 3 bedrooms and a wet room. The property benefits from central heating, double glazing and mature gardens to front, side and rear with large outhouse/store. Ideally this would suit cash buyers only as there maybe restrictions with some mortgage lenders due to the build of the property. Viewing is recommended and is being sold with vacant possession.

SERVICES

Gas, Water, Electric, Telephone and Drainage

FRONTAGE

Access gate to the enclosed mature front garden with lawned areas, plants, shrubs and trees, paved seating areas, access to both sides of the property and double glazed door to entrance hall

ENTRANCE HALL

Access to loft, radiator and door to lounge

LOUNGE

14' 8" x 13' 5" (4.48m x 4.09m)

Double glazed window, feature fire surround with fire and radiator

DINING ROOM

9' 10" x 7' 10" (3.01m x 2.40m)

Double glazed window, stainless steel sink unit with taps, base units, storage cupboard, radiator and open to kitchen

KITCHEN

13' 5" x 6' 5" (4.10m x 1.97m)

Double glazed windows, double glazed door, wall and base units, cooker point and radiator

BEDROOM 1

11' 7" x 14' 6" (3.54m x 4.43m)

Double glazed bay window, built in wardrobes and radiator

BEDROOM 2

12' 0" x 9' 9" (3.68m x 2.99m)

Double glazed window and radiator

BEDROOM 3

8' 8" x 7' 9" (2.66m x 2.38m)

Double glazed window and radiator

WET ROOM

Double glazed frosted window, 3 piece suite with low level w.c, hanging hand wash basin with taps, wall mounted shower, wet room style flooring, tiled walls, paneled ceiling and radiator

GARDEN

Enclosed rear garden with double gates to rear communal land, mature plants/shrubs, water tap and storage shed

VIEWINGS

Key accompanied

AGENT NOTE

In order to be able to purchase a property in the UK, all agents have a legal requirement to conduct identity checks on all customers involved in the transaction to fulfil their obligations under anti money laundering regulations. Ross Estate Agencies outsource this check to a third party and an additional charge to purchasers will apply. Please contact the office for more details.

Anti-Money Laundering checks cost - £30.00 Inc VAT

** This is non refundable once the AML check has been carried out **

