

BEDROOM 3

12' 10" x 13' 8" (3.92m x 4.18m)

Double glazed window and radiator

BEDROOM 5

9' 8" x 8' 7" (2.97m x 2.62m)

Double glazed window and 2 radiators

TOP FLOOR

BEDROOM 4 (KITCHENETTE/STORE)

15' 8" x 13' 4" (4.80m x 4.08m)

Double glazed window, laminate flooring, kitchenette style room having stainless steel sink unit with mixer taps, base fitted units, 2 ring electric hob, breakfast bar, spotlight ceiling and radiator

BATHROOM

Double glazed velux window, 3 piece suite with low level w.c, feature hand wash basin with taps, corner shower cubicle with shower, part paneled walls, tiled flooring, spotlight ceiling, storage shelves and radiator

COURTYARD

Enclosed rear courtyard with paved seating area to garage/workshop

GARAGE

12' 0" x 23' 5" (3.68m x 7.16m)

Bi-folding doors to rear, double glazed velux window, access door to courtyard, water tap, power and light and door to workshop

WORKSHOP

10' 7" x 16' 6" (3.23m x 5.03m)

Double glazed door to rear, 3 wooden windows facing the courtyard, wall mounted units, large workbench and power/light

VIEWINGS

Key accompanied

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and 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.



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Residential Sales Residential Lettings Commercial Sales & Lettings

AGENT NOTE

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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

D

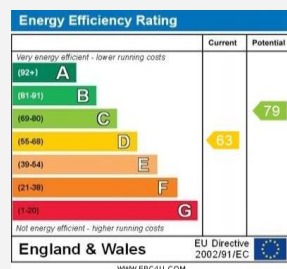
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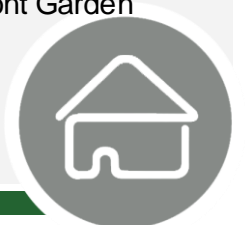
Estate Agencies



Abbey Road | Barrow-in-Furness | LA14 5ES

Asking Price £385,000

- Stunning Family Home
- Well Presented/Tastefully Decorated Throughout
- Accommodation Over 3 Floors
- Hallway, 2 Reception Rooms
- Spacious Kitchen/Diner, Utility Room
- 4/5 Bedrooms, 2 Ensuites
- Family Bathroom
- CH, DG, Easy Maintenance Front Garden
- Courtyard, Garage, Workshop
- Council Tax Band D





Property Description

We are delighted to bring to the market this stunning, well presented and tastefully decorated terraced family home in the popular residential area on Abbey Road. The property offers excellent family living accommodation over 3 floors with plenty of original and lovely features throughout. Internally there is a vestibule leading to a stunning hallway with a spindle staircase and feature tiled flooring, bay windowed lounge with feature fire place, sitting room with double doors to a fitted kitchen/diner with fitted appliances and utility room with cloaks/w.c. To the first floor the property has 4 bedrooms with 2 ensembles and on the top floor it offers another room which has a kitchenette/store area and family bathroom. The property benefits from central heating, double glazing, front easy maintenance garden with plants and shrubs, rear court yard, large garage and workshop. This property would suit a variety of buyers as there's plenty of accommodation and the workshop and garage would suit anyone working from home. Viewing is highly recommended to appreciate the size and standard on offer and is being sold with vacant possession.

SERVICES

Gas, Water, Electric, Telephone and Drainage

FRONTAGE

Access gate to front easy maintenance garden with plants and shrubs, shale area and door to vestibule

VESTIBULE

Part paneled walls, coved ceiling, feature tiled flooring and door to entrance hall

ENTRANCE HALL

Double glazed window, spindle staircase to first floor, feature tiled flooring, coved ceiling, dado rail, under stairs storage, radiator and doors to –

LOUNGE

14' 1" x 15' 5" (4.30m x 4.71m)

Double glazed bay window, feature fire surround with ornate coloured tiled surround with black hearth, coal effect fire, laminate flooring, picture rail, ceiling rose and radiator

SITTING ROOM

13' 4" x 15' 0" (4.07m x 4.58m)

Double glazed window, wall mounted electric fire, picture rail, laminate flooring, coved ceiling and double doors to kitchen

KITCHEN/DINER

23' 3" x 11' 6" (7.09m x 3.53m)

Double glazed window, door to utility room, 2 velux windows, fitted wall and base storage units with worktops to compliment, inset 1 and a half bowl stainless steel sink unit with mixer taps, integrated dishwasher, double oven with 4 ring hob and extractor over, breakfast bar, glass display units, tiled splash, tiled flooring, spotlight ceiling and radiator

UTILITY ROOM

7' 1" x 12' 2" (2.17m x 3.72m)

Double glazed window, double glazed door, plumbing for washer, part paneled walls, with cloaks/w.c. with low level w.c.

1ST FLOOR LANDING

Double glazed window, storage area, dado rail, balustrade, coved ceiling and doors to –

BEDROOM 1

15' 6" x 16' 0" (4.73m x 4.89m)

Double glazed bay window, feature fire surround with coal effect fire, picture rail, coved ceiling, radiator and door to ensuite

ENSUITE

Double glazed frosted window, Jack and Jill door to landing, low level w.c, pedestal hand wash basin with taps, double size shower cubicle with double headed shower, part paneled walls, spotlight ceiling, tiled flooring and towel rail/radiator

BEDROOM 2

16' 0" x 12' 11" (4.90m x 3.96m)

Double glazed window, picture rail, mirrored built in sliding door double wardrobe, radiator and door to ensuite

ENSUITE

Double glazed frosted window, Jack and Jill door to landing, 3 piece suite with low level w.c, feature hand wash basin with taps, walk in shower cubicle with shower, feature black ornate fireplace, built in double door storage cupboard, part paneled walls, tiled flooring, spotlight ceiling and radiator

2ND FLOOR LANDING

Spindle staircase/balustrade to 2nd floor, dado rail, feature coloured glass borrowed window and doors to –

