



103, Norton Road,  
Heysham, Morecambe, LA3  
1PG

103, Norton Road, Heysham, Morecambe

# The property at a glance

3  1  2 

- Semi Detached Property
- Three Bedrooms
- Two Reception Rooms
- Family Three Piece Bathroom
- Fitted Kitchen
- Enclosed Rear Garden
- On Street Parking
- Freehold
- Council Tax Band: B
- EPC Rating: C

**R&B**  
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**£175,000**



# Get to know the property



## A SPACIOUS THREE BEDROOM SEMI DETACHED FAMILY HOME

Welcome to Norton Road, Heysham, Morecambe - a fantastic location for this charming three-bedroom semi-detached house. This property is brimming with potential, offering a wonderful opportunity for you to create your dream home.

As you step inside, you'll be greeted by two spacious reception rooms, perfect for entertaining guests or simply relaxing with your loved ones. The property boasts a garden both at the front and rear, providing you with outdoor space to enjoy some fresh air and perhaps even cultivate your own little garden oasis.

Located in a popular area, this home offers not just a place to live, but a community to be a part of. With three bedrooms, there's ample space for a growing family or for those who simply enjoy having extra room for guests or hobbies.

Don't miss out on the chance to make this property your own and unlock all the possibilities it holds. Book a viewing today and start envisioning the life you could create in this lovely semi-detached home on Norton Road.

### Ground Floor

#### Hall

14' x 6'9"

UPVC entrance door, UPVC double glazed frosted window, central heating radiator, wood effect flooring, stairs to first floor and doors to two reception rooms and kitchen.

#### Reception Room One

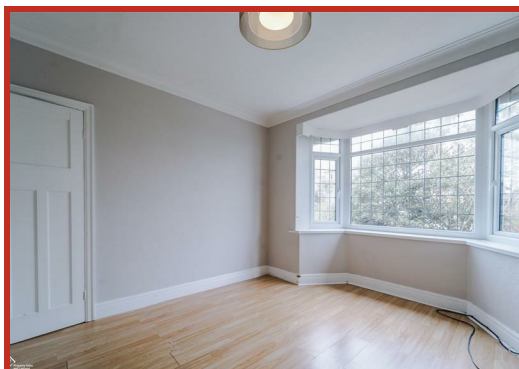
11'7" x 10'8"

UPVC double glazed bay window, central heating radiator, TV point and wood effect flooring.

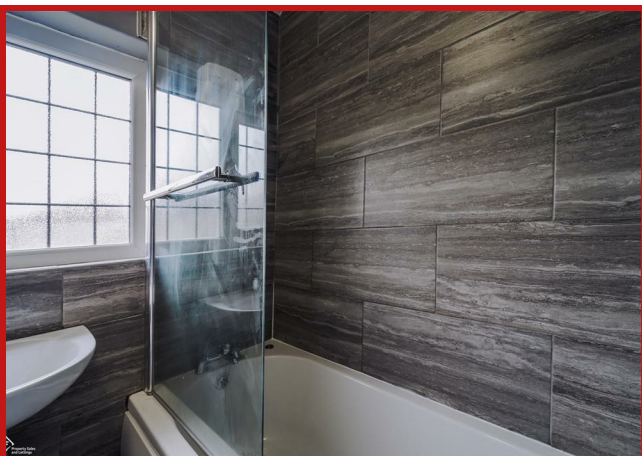
#### Reception Room Two

12'11" x 10'7"

UPVC double glazed window, central heating radiator and wood effect flooring.



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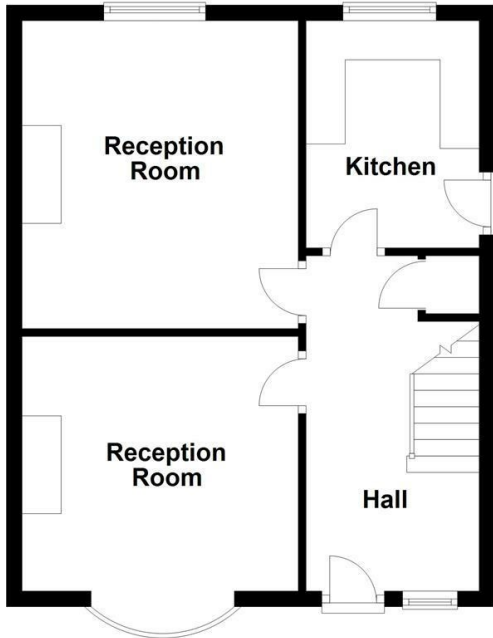
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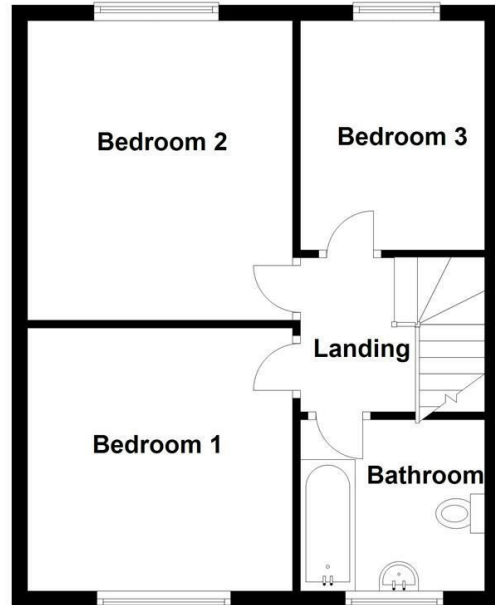


# Take a nosey round

**Ground Floor**  
Approx. 461.7 sq. feet

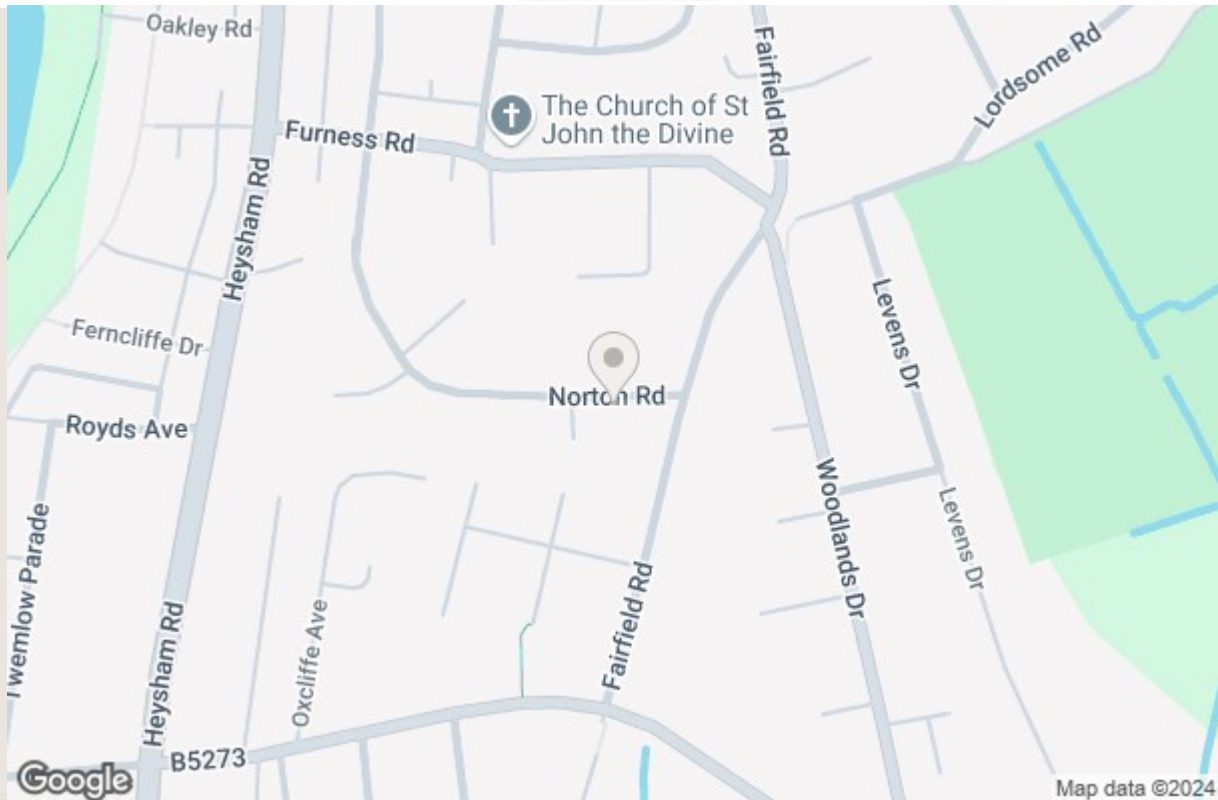


**First Floor**  
Approx. 458.9 sq. feet



Total area: approx. 920.6 sq. feet

All floorplans are for guidance only. Not to scale. Please check all dimensions and shapes before making any decisions reliant upon them.  
Plan produced using PlanUp.



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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>			

EU Directive 2002/91/EC

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) <b>A</b>			
(81-91) <b>B</b>			
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
<b>England &amp; Wales</b>			

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