



8 Thorpe Avenue,
Torrisholme, Morecambe,
LA4 6NG

8, Thorpe Avenue, Torrisholme, Morecambe

The property at a glance

3  1  2 

- Semi Detached Property
- Three Bedrooms
- Contemporary Fitted Kitchen
- Two Spacious Reception Rooms
- Three Piece Bathroom
- Front & Rear Gardens
- Off Road Parking for 3 Vehicles & Garage
- Freehold
- Council Tax Band B
- EPC Rating: C

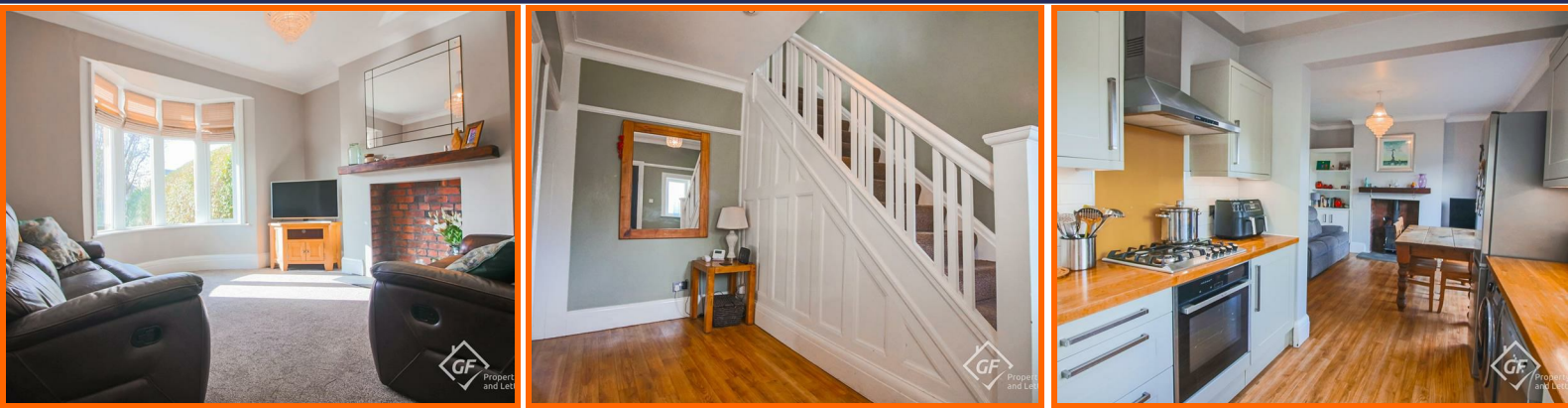


Get in touch today

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£340,000

Get to know the property



Stunning three bedroom semi detached family home situated in a highly desirable area of Torrisholme, just minutes from the village amenities and sought after primary school. Boasting beautiful front and rear gardens, driveway for three vehicles and garage!

This fantastic property has been tastefully modernised, now intertwining classic period features with contemporary décor to create an all round, superb family home.



Ground Floor

Entrance Porch

Front entrance door, UPVC double glazed window and door to the hallway.

Hallway

3.76m x 2.79m (12'4 x 9'2)

UPVC double glazed window, picture rail, coving, wood flooring, stairs to the first floor and doors to two reception rooms.

Reception Room One

3.96m x 3.56m (13' x 11'8)

UPVC double glazed bay window, central heating radiator, exposed brick fireplace with slate tiled hearth and wooden mantel, television point and coving.

Reception Room Two

3.99m x 3.84m (13'1 x 12'7)

Central heating radiator, cast iron log burning stove to an exposed brick fireplace with solid limestone hearth and wooden mantel, television point, alcove storage, coving, wood flooring, open to the kitchen and UPVC double glazed French doors to the rear.

Kitchen

2.87m x 2.54m (9'5 x 8'4)

Two UPVC double glazed windows, range of panelled wall and base units with wood surfaces and tiled splashbacks, inset sink with mixer tap, electric oven with four ring gas hob, extractor hood, plumbing for washing machine and dishwasher, space for fridge freezer, walk-in pantry cupboard, wood flooring and door to the side elevation.

First Floor

Landing

3.02m x 2.59m (9'11 x 8'6)

UPVC double glazed window, picture rail and doors to three bedrooms and bathroom.

Bedroom One

4.01m x 3.58m (13'2 x 11'9)

UPVC double glazed window, central heating radiator and picture rail.

Bedroom Two

4.01m x 3.71m (13'2 x 12'2)

UPVC double glazed window, central heating radiator, fitted storage and picture rail.

Bedroom Three

2.67m x 2.57m (8'9 x 8'5)

UPVC double glazed window, central heating radiator and picture rail.

Bathroom

2.64m x 1.98m (8'8 x 6'6)

UPVC double glazed window, central heating towel rail, tile panelled bath with direct feed shower overhead, vanity top wash basin, WC, fitted storage, tiled elevations, spotlights, extractor fan and tiled flooring with underfloor heating.

External

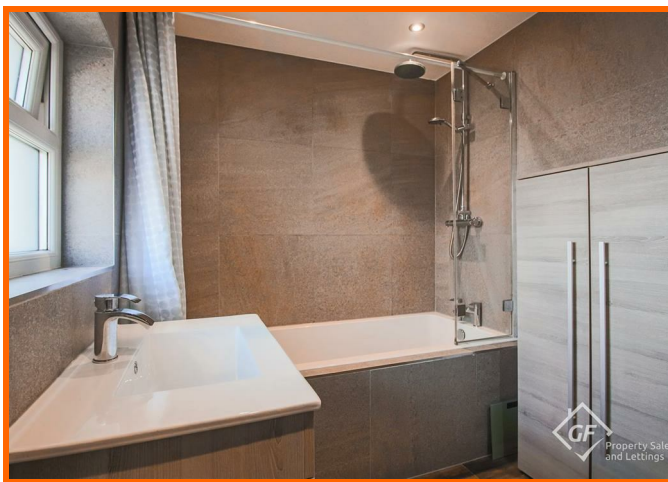
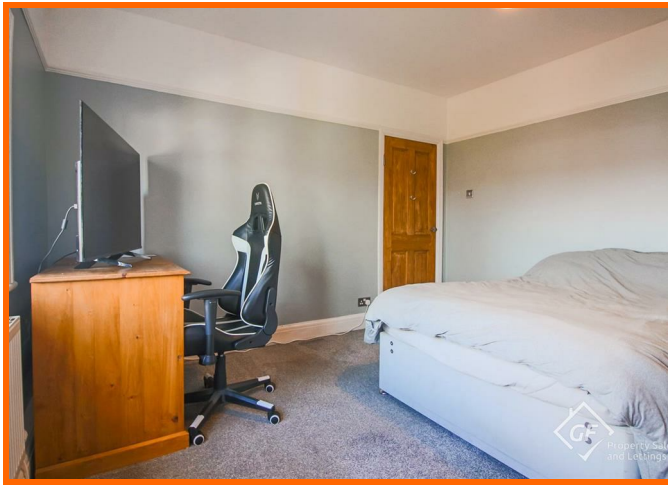
Front

Laid to lawn garden and driveway providing off road parking.

Rear

Laid to lawn garden and access to the garage.

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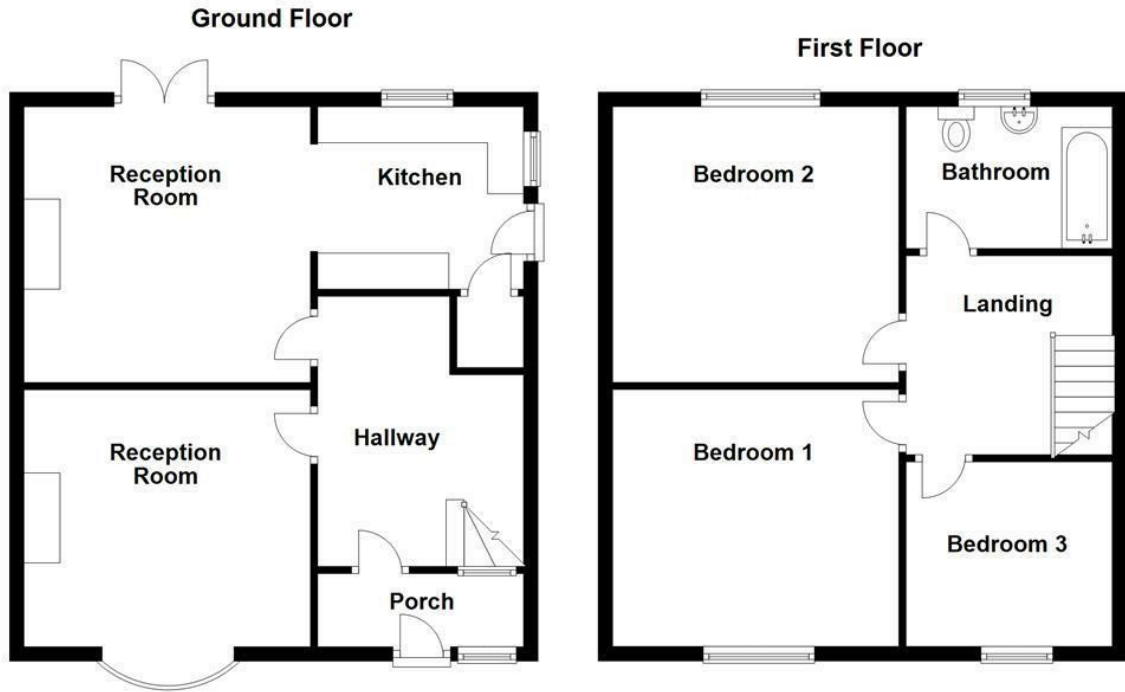
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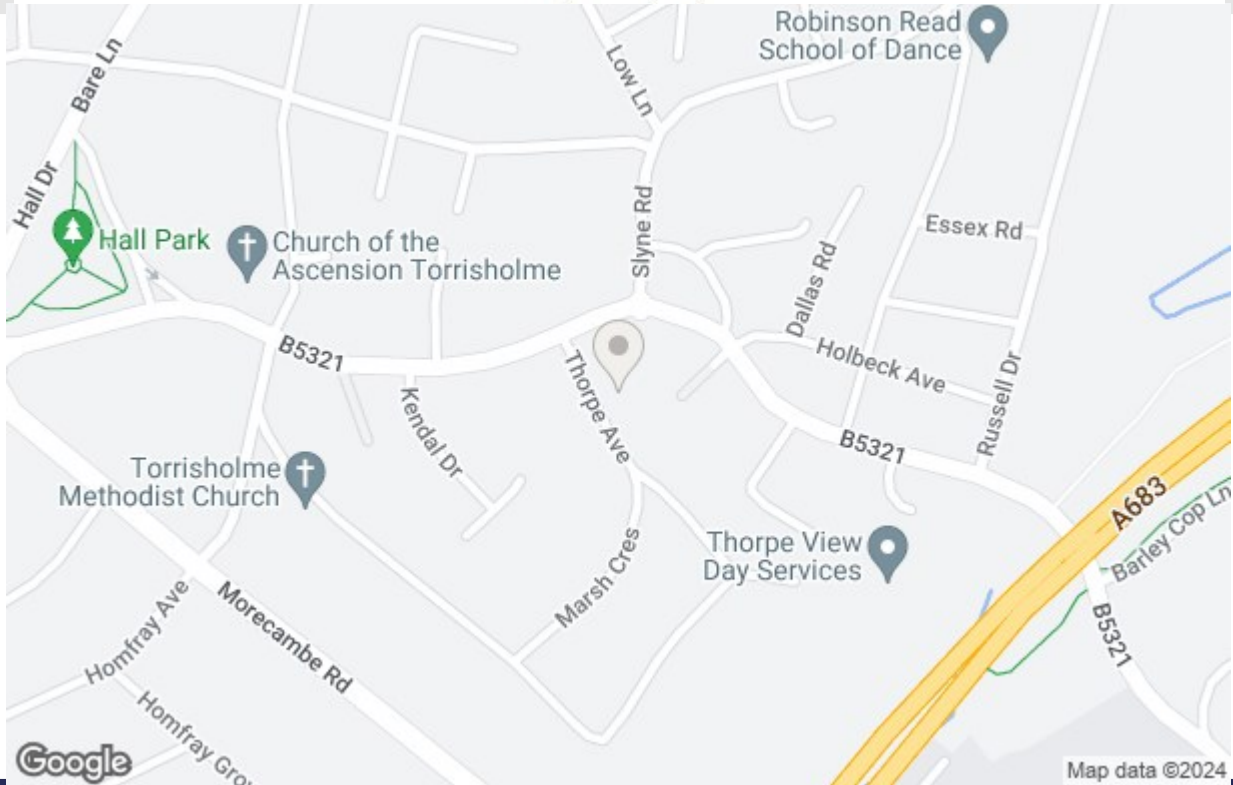
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Take a nosey round



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 | | Environmental Impact (CO ₂) Rating | |
|--------------------------|-----------|--|-----------|
| Current | Potential | Current | Potential |
| 69 | 81 | | |

Very energy efficient - lower running costs

Very environmentally friendly - lower CO₂ emissions

Not energy efficient - higher running costs

Not environmentally friendly - higher CO₂ emissions

England & Wales EU Directive 2002/91/EC