



34 Monkwood Avenue, Bare,
Morecambe, LA4 6TW

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The property at a glance

2  1  1 

- Two Bedroom Over 55s Bungalow
- Spacious Lounge & Conservatory
- Newly Fitted Kitchen & Shower Room
- Cul de Sac Location in the Sought After Bare Area
- Development Managed by Anchor Housing
- 24/7 Emergency Call Line & On Site Estate Manager
- Surrounding Communal Gardens
- Council tax band B EPC: D
- Leasehold - 999 Years from 1988
- Service charge (including Ground rent) of £1,860 per year



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£125,000

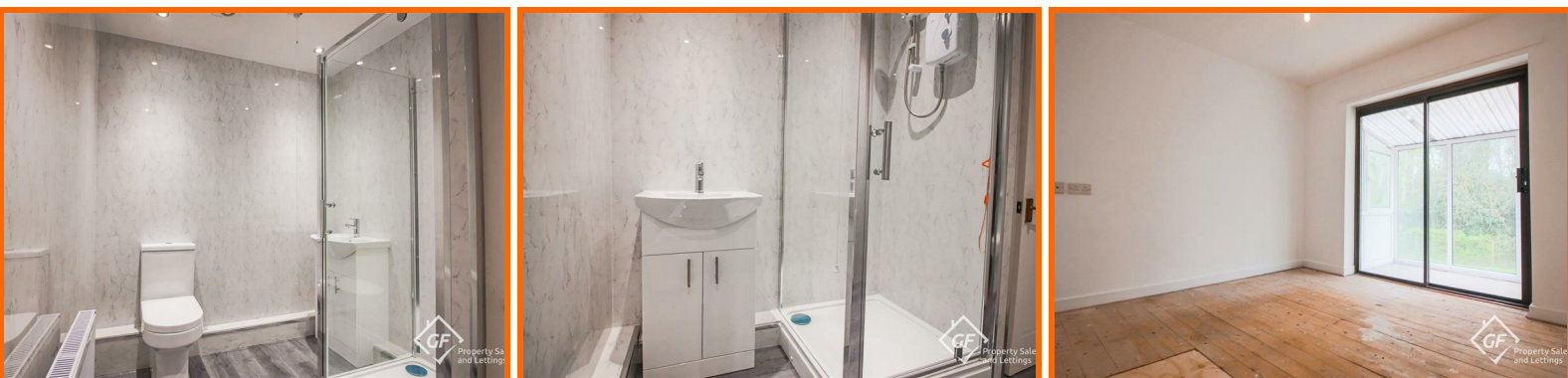
Get to know the property



Offered with no chain delay, we are thrilled to market this well proportioned, two bedroom Over 55s bungalow. Situated in a popular development managed by Anchor Housing, within a quiet cul de sac, this is an ideal retirement property in the sought after Bare area, within easy reach of Bare village amenities. The development benefits from an onsite estate manager, a 24 hour emergency call line and communal gardens.

The property briefly comprises of generous lounge, newly fitted kitchen, conservatory, two double bedrooms and a new shower room. The conservatory is positioned off the master bedroom, meaning the accommodation could be used flexibly if a purchaser only required one bedroom, allowing this master room to be used as a second reception room.

Situated close to Bare Village amenities including shops, schools, post office and bus routes and train station providing access to Morecambe Town Centre, Heysham and Lancaster City Centre. The M6 link road 'The Bay Gateway' provides swift access to the motorway - allowing for quicker connections to areas further afield including The Lake District.



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Take a nosey round

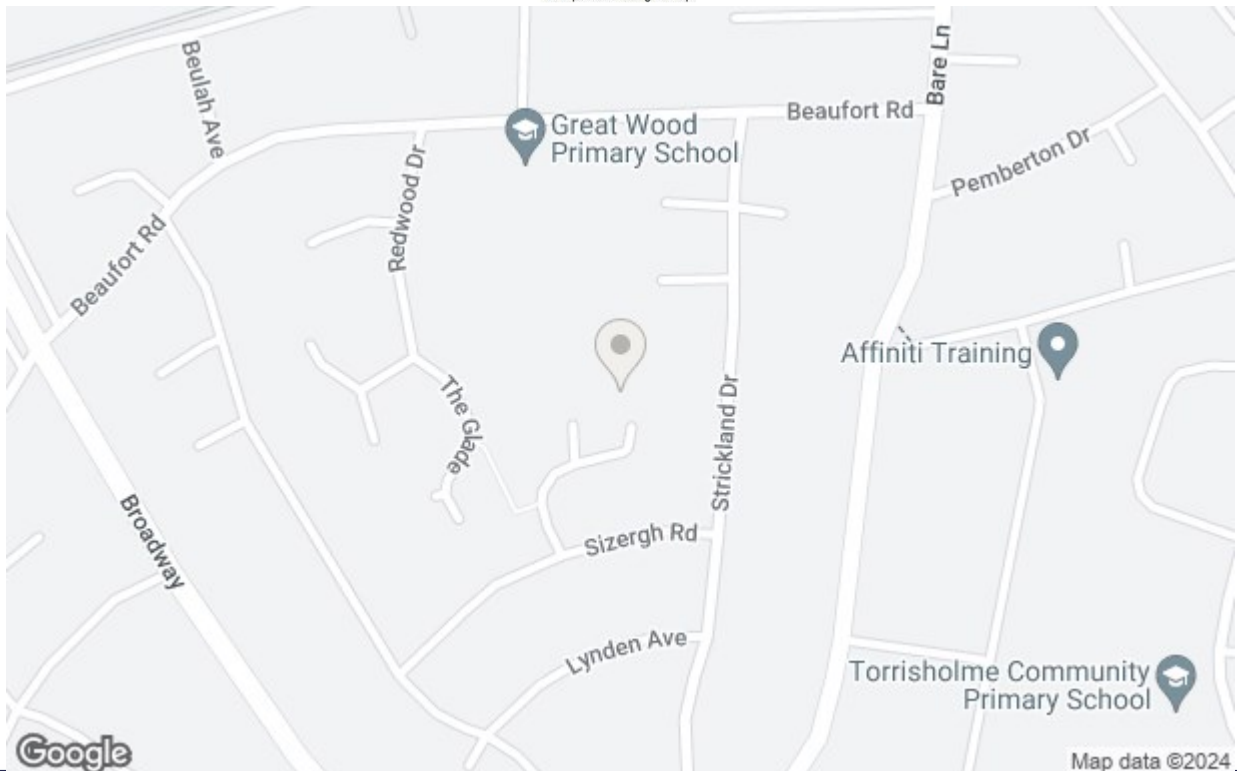
Ground Floor

Approx. 54.5 sq. metres (587.1 sq. feet)



Total area: approx. 54.5 sq. metres (587.1 sq. feet)

Whilst every care has been taken to ensure the accuracy of this plan, it is intended for illustrative purposes only and should not be used for detailed planning of the space available.
Plan produced using PlanUp.



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Energy Efficiency Rating		Current	Potential	Environmental Impact (CO ₂) Rating		Current	Potential
Very energy efficient - lower running costs				Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A				(92 plus) A			
(81-91) B				(81-91) B			
(69-80) C				(69-80) C			
(55-68) D				(55-68) D			
(39-54) E				(39-54) E			
(21-38) F				(21-38) F			
(1-20) G				(1-20) G			
Not energy efficient - higher running costs				Not environmentally friendly - higher CO ₂ emissions			
			86				
		61					
England & Wales		EU Directive 2002/91/EC		England & Wales		EU Directive 2002/91/EC	