



28 Slyne Road, Torrisholme,
Morecambe, LA4 6PA

28 Slyne Road, Torrisholme, Morecambe

The property at a glance

2  1  1 

- Double Fronted, Semi Detached 'True' Bungalow
- Advantageous Corner Plot With Gardens To 3 Sides
- Stylish Kitchen & Utility Room
- Modern Three Piece Shower Room
- Two Double Bedrooms
- uPVC Double Glazing & Gas Central Heating
- Spacious Garage & Driveway
- Village Amenities & Transport Links Close By
- EPC: D
- Band: C, Freehold



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01524 401402
info@gfproperty.co.uk
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£250,000

Get to know the property



Charming semi detached true bungalow boasting two reception rooms and two double bedrooms, being nestled on a corner plot with wrap around garden, driveway and garage. Situated in a popular residential area of Torrisholme, close to village amenities, transport links and the M6 link road.

Decorated in neutral tones throughout, the well proportioned accommodation is set over one level internally and a flat plot externally, making it ideal for those desiring single level living. Entrance to the property is from the front elevation, into the welcoming and central hallway.

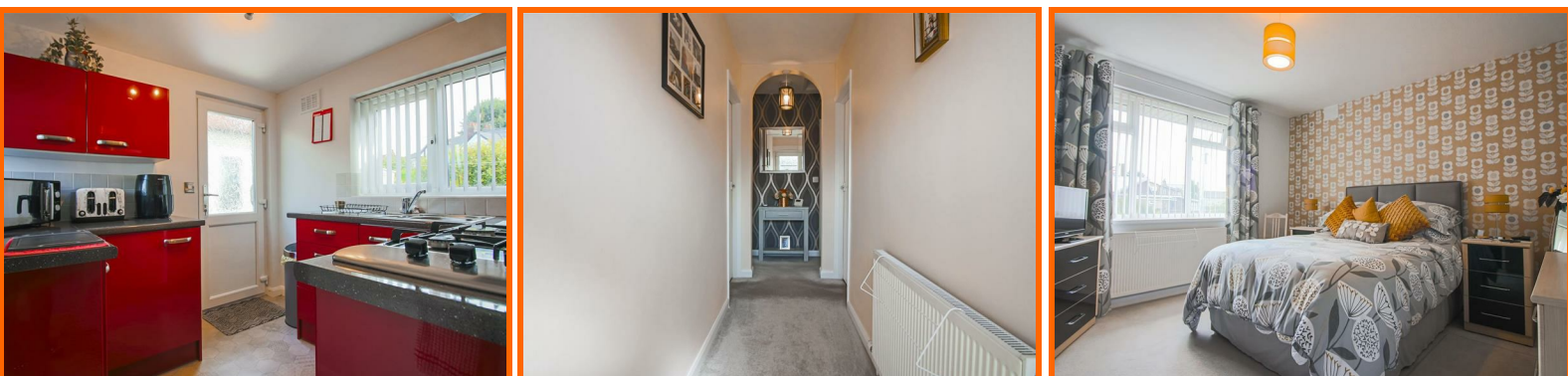
The lounge is a light and airy reception room to the front elevation, with feature electric fire set in a granite surround and bay fronted window. At the end of the hallway is the dining room which enjoys garden views and provides access into the stylish kitchen which offers a range of wall and base units in high gloss red incorporating; integrated appliances including; 4 ring gas hob, double oven, extractor hood and integrated fridge. Additionally there is a utility room housing the combination boiler and space for washing machine.

Both bedrooms are good sized double bedrooms - one to the rear elevation and one to the front aspect. The shower room offers a modern three piece suite with double shower, vanity wash basin and WC with feature tiling, laminate floor and spotlighting.

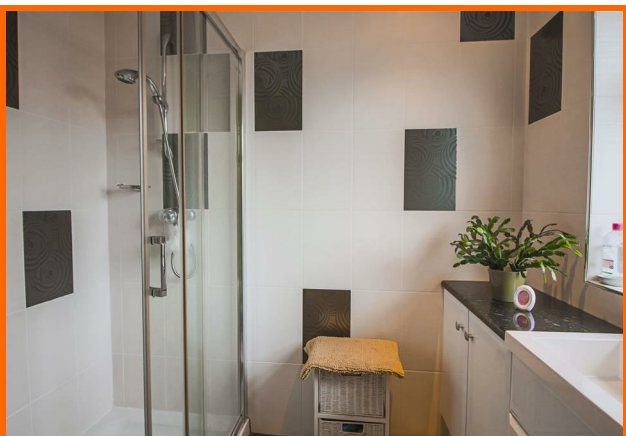
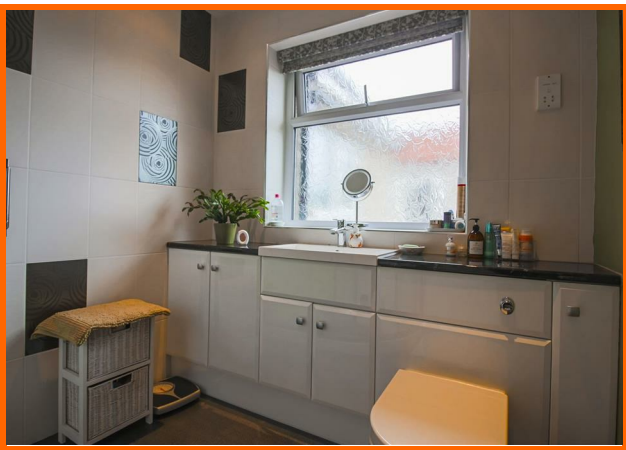
Externally, the property has gardens to three sides with paved patio and flowerbeds. There is a spacious garage with up and over door and driveway providing off road parking.

GF Disclaimer

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property. It is not company policy to test any services or appliances in properties offered for sale and these should be verified on survey by prospective purchasers.



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Take a nosey round

Ground Floor

Approx. 66.3 sq. metres (713.7 sq. feet)



Total area: approx. 66.3 sq. metres (713.7 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			
			59				82
England & Wales		EU Directive 2002/91/EC		England & Wales		EU Directive 2002/91/EC	