



44 Willowfield Road,
Heysham, LA3 2HG

44, Willowfield Road, Heysham

The property at a glance

2  1  1 

- Semi Detached Property
- Two Bedrooms
- One Reception Room
- Fitted Kitchen
- Three Piece Bathroom
- Enclosed Rear Garden
- Off Road Parking
- Freehold
- Council Tax Band: B
- EPC Rating: TBC



Get in touch today

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£155,000

Get to know the property



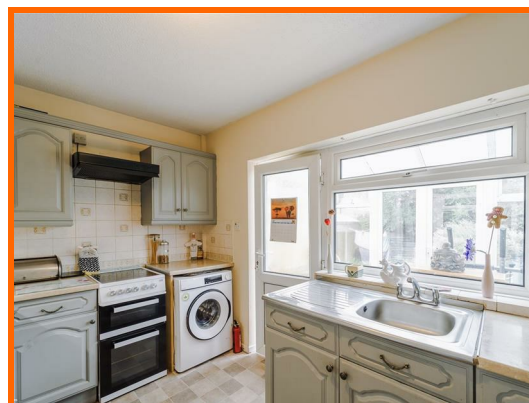
A DECEPTIVELY SPACIOUS SEMI DETACHED HOME IN A POPULAR LOCATION

Welcome to this charming property located on Willowfield Road in the picturesque town of Heysham, Morecambe. This delightful semi-detached house boasts a deceptively spacious interior, perfect for those looking for a cosy yet roomy home.

Upon entering, you are greeted by two well-appointed bedrooms, offering ample space for relaxation and rest. The property also features a reception room, ideal for entertaining guests or simply unwinding after a long day. Additionally, the conservatory provides a lovely spot to enjoy the natural light and views of the garden.

Speaking of the garden, this property offers both front and rear outdoor spaces, allowing you to soak up the sunshine or indulge in some gardening activities. The convenience of off-road parking adds to the appeal of this lovely home, ensuring you never have to worry about finding a space for your vehicle.

Overall, this property on Willowfield Road presents a wonderful opportunity to own a charming residence in a desirable location. Don't miss out on the chance to make this house your home sweet home in Heysham, Morecambe.





Ground Floor

Hall

UPVC entrance door, stairs to first floor and door to reception room.

Reception Room

6.02m x 3.76m (19'9 x 12'4)

UPVC double glazed window, central heating radiator, radiant fire, TV point, wood effect flooring and door to kitchen.

Kitchen

3.71m x 2.39m (12'2 x 7'10)

UPVC double glazed window, central heating radiator, wood panelled wall and base units, laminate worktops, space for cooker, tiled splash back, extractor fan, stainless steel sink with draining board and mixer tap, plumbed for washing machine, space for fridge freezer, part tiled elevation, vinyl flooring and UPVC door to conservatory.

Conservatory

2.97m x 2.31m (9'9 x 7'7)

UPVC double glazed windows, vinyl flooring and UPVC French doors to rear.

First Floor

Landing

Loft access and doors to two bedrooms and bathroom.

Bedroom One

3.73m x 3.30m (12'3 x 10'10)

UPVC double glazed window and central heating radiator.

Bedroom Two

3.71m x 2.44m (12'2 x 8')

UPVC double glazed window and central heating radiator.

Bathroom

2.79m x 1.78m (9'2 x 5'10)

UPVC double glazed frosted window, central heated towel rail, dual flush WC, pedestal wash basin, panelled bath with direct feed shower over, part tiled elevation and laminate flooring.

Extrenal

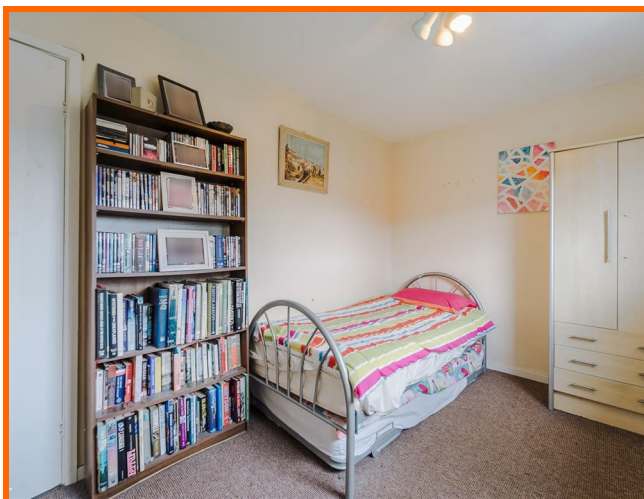
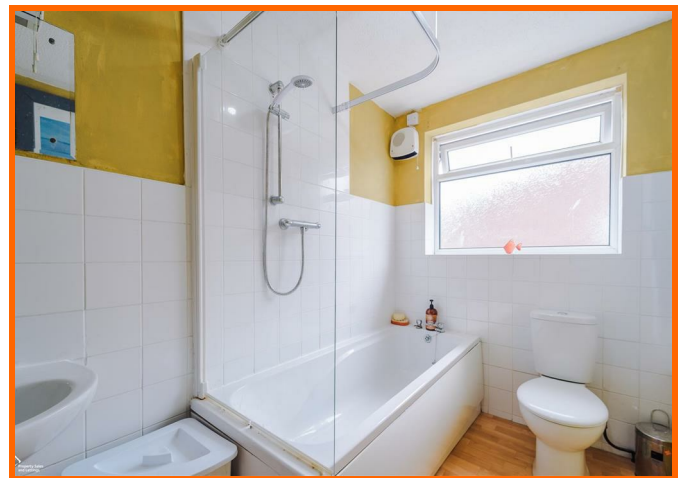
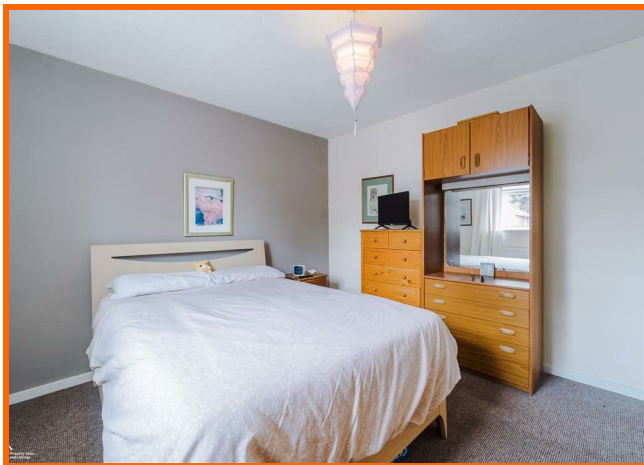
Front

Gravel and driveway.

Rear

Enclosed laid to lawn, decking and timber shed.

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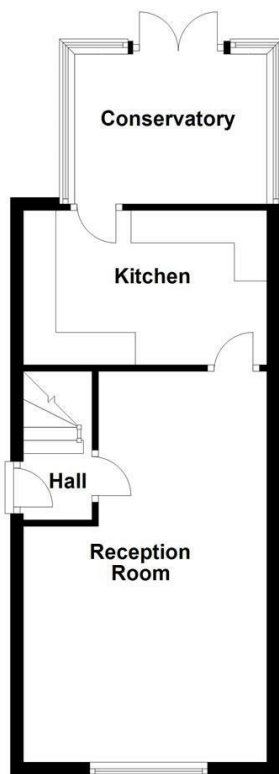
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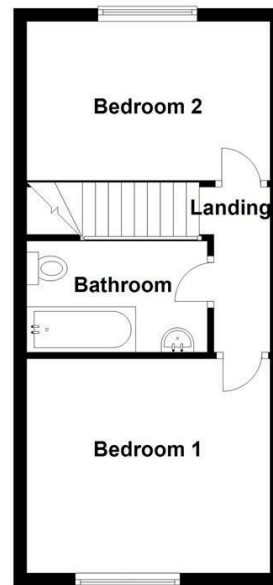
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Take a nosey round

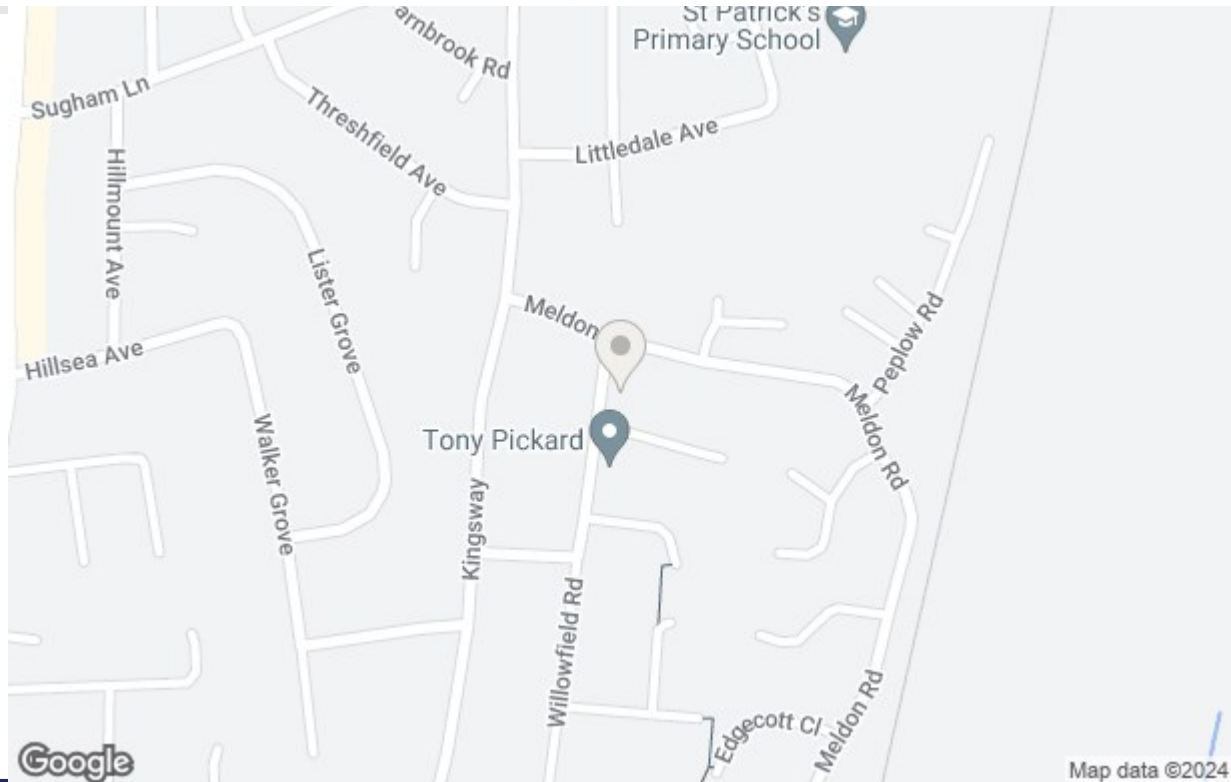
Ground Floor



First Floor



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) A		
(81-91) B		
(65-80) C		
(55-64) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(65-80) C		
(55-64) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	