



17 Hurstleigh Drive,
Heysham, Morecambe,
LA3 2HY

17, Hurstleigh Drive, Heysham, Morecambe

The property at a glance

3  2  2 

- Spacious Detached Home
- Three Bedrooms
- Two Bathrooms
- Two Reception Rooms
- Conservatory
- Spacious Integrated Garage
- Freehold
- Off Street Parking
- CTB: TBC
- EPC: TBC



Get in touch today

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£325,000

Get to know the property



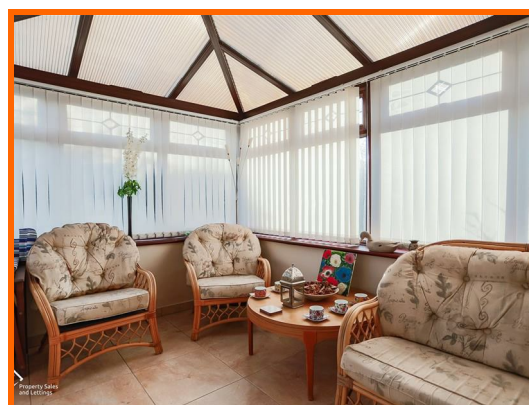
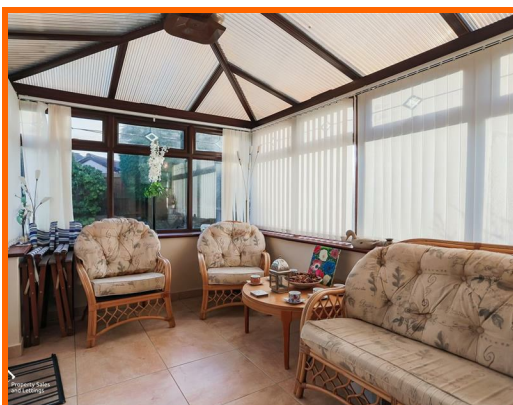
Nestled in the tranquil cul-de-sac of Hurstleigh Drive, Heysham this delightful detached home offers a perfect blend of comfort and convenience. With three well-proportioned bedrooms, including a spacious main bedroom complete with a extravagant en suite, this property is ideal for families or those looking for a peaceful lifestyle.

The property boasts two inviting reception rooms, providing ample space for relaxation and entertaining. The addition of a conservatory enhances the living area, allowing natural light to flood in and offering a serene space to enjoy the garden views throughout the seasons.

With two bathrooms and a convenient downstairs WC, this home is designed for practicality, ensuring that family life runs smoothly. The large integral garage provides not only secure parking but also additional storage options, catering to all your needs.

Situated in a peaceful location, this property benefits from off-road parking, making it easy for you and your guests to come and go. The surrounding area is perfect for leisurely strolls, while still being close to local amenities and transport links including bus routes, train station and M6 motorway via the A683.

This charming property in Heysham, offers a comfortable lifestyle in a sought-after location. Whether you are looking to downsize or seeking a family home, this property is sure to impress. Don't miss the opportunity to make this lovely house your new home.





Ground Floor

Hall

1.7m x 1.1m (5'6" x 3'7")

Hardwood double glazed frosted entrance door, hardwood double glazed frosted window, coving, ceiling rose, stairs to first floor and door to reception room one.

Reception Room One

5.4m x 2.9m (17'8" x 9'6")

Hardwood double glazed bow window, central heating radiator, coving, ceiling rose, gas radiant fire, marble hearth and surround, wood mantle, TV point, under stairs storage and door to reception room two.

Reception Room Two

3.4m x 2.6m (11'1" x 8'6")

Central heating radiator, picture rail, door to kitchen and sliding doors to conservatory,

Conservatory

3.3m x 2.5m (10'9" x 8'2")

UPVC double glazed windows, polycarbonate pitched roof, feature wall light, tiled floor and UPVC double glazed French doors to rear.

Kitchen

3.4m x 2.7m (11'1" x 8'10")

UPVC double glazed window, wood wall and base units, laminate worktops, integrated double oven in high rise unit, four burner gas hob, extractor hood, tiled splash back, one and half bowl stainless steel sink with draining board and mixer tap, integrated washing machine, integrated dishwasher, space for dryer, integrated fridge freezer, tiled flooring, doors to WC and garage and door to rear.

WC

1.5m x 0.9m (4'11" x 2'11")

Hardwood double glazed window, central heating radiator, low flush WC, wall mounted wash basin with traditional taps, part tiled elevation and tiled flooring.

Garage

5.5m x 2.4m (18'0" x 7'10")

Hardwood window, Valliant boiler, water tap, power and up and over door.

First Floor

Landing

Doors to three bedrooms and bathroom.

Bedroom One

4.6m x 3.4m (15'1" x 11'1")

Hardwood double glazed window, central heating radiator, coving and door to en suite.

En-Suite

3.4m x 2.2m (11'1" x 7'2")

Hardwood double glazed frosted window, central heating radiator, low flush WC, vanity top wash basin with mixer tap, corner panel bath with traditional taps, direct feed shower in double enclosure and tiled elevations.

Bedroom Two

3.7m x 2.6m (12'1" x 8'6")

Hardwood double glazed window, central heating radiator, coving and storage cupboard.

Bedroom Three

2.7m x 2.6m (8'10" x 8'6")

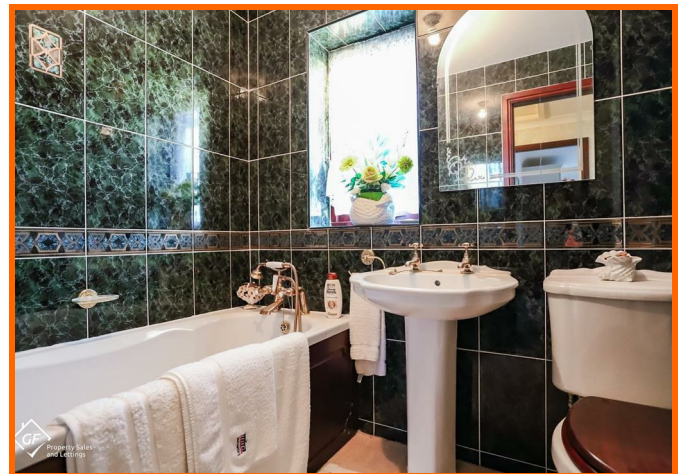
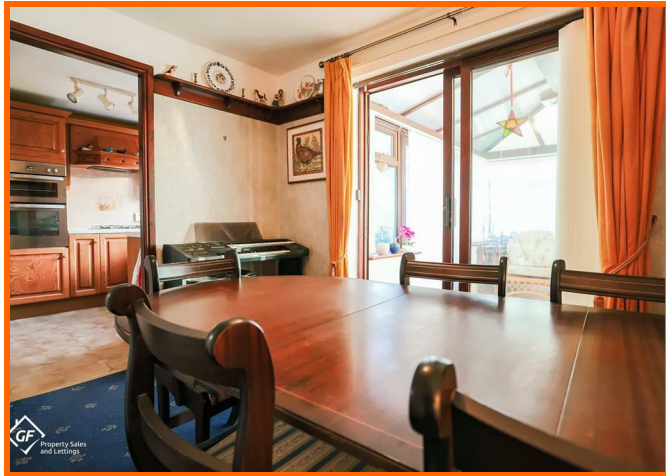
Hardwood double glazed window and central heating radiator.

Bathroom

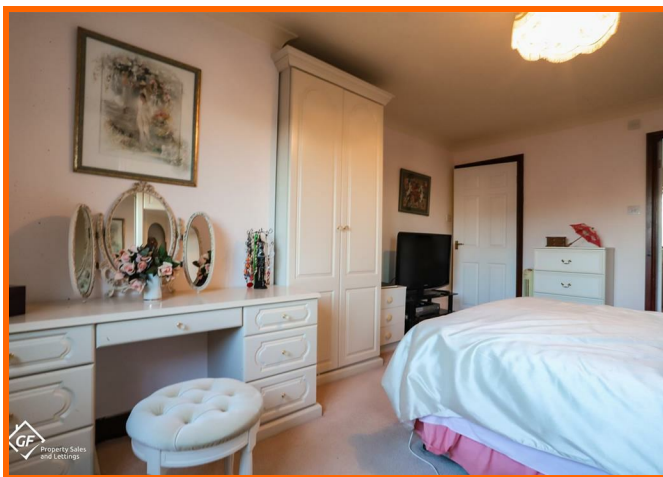
Hardwood double glazed frosted window, low flush WC, pedestal wash basin with traditional taps, wood panel bath with mixer tap and rinse head and tiled elevations.



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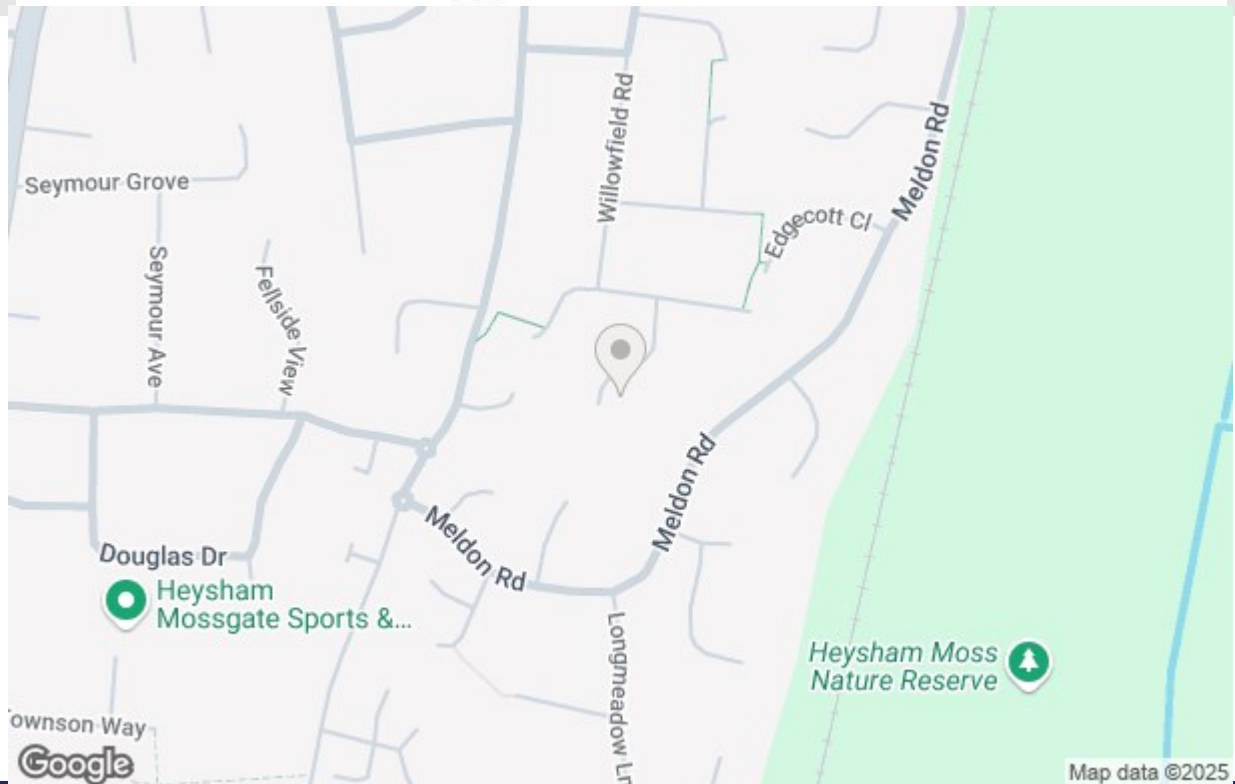
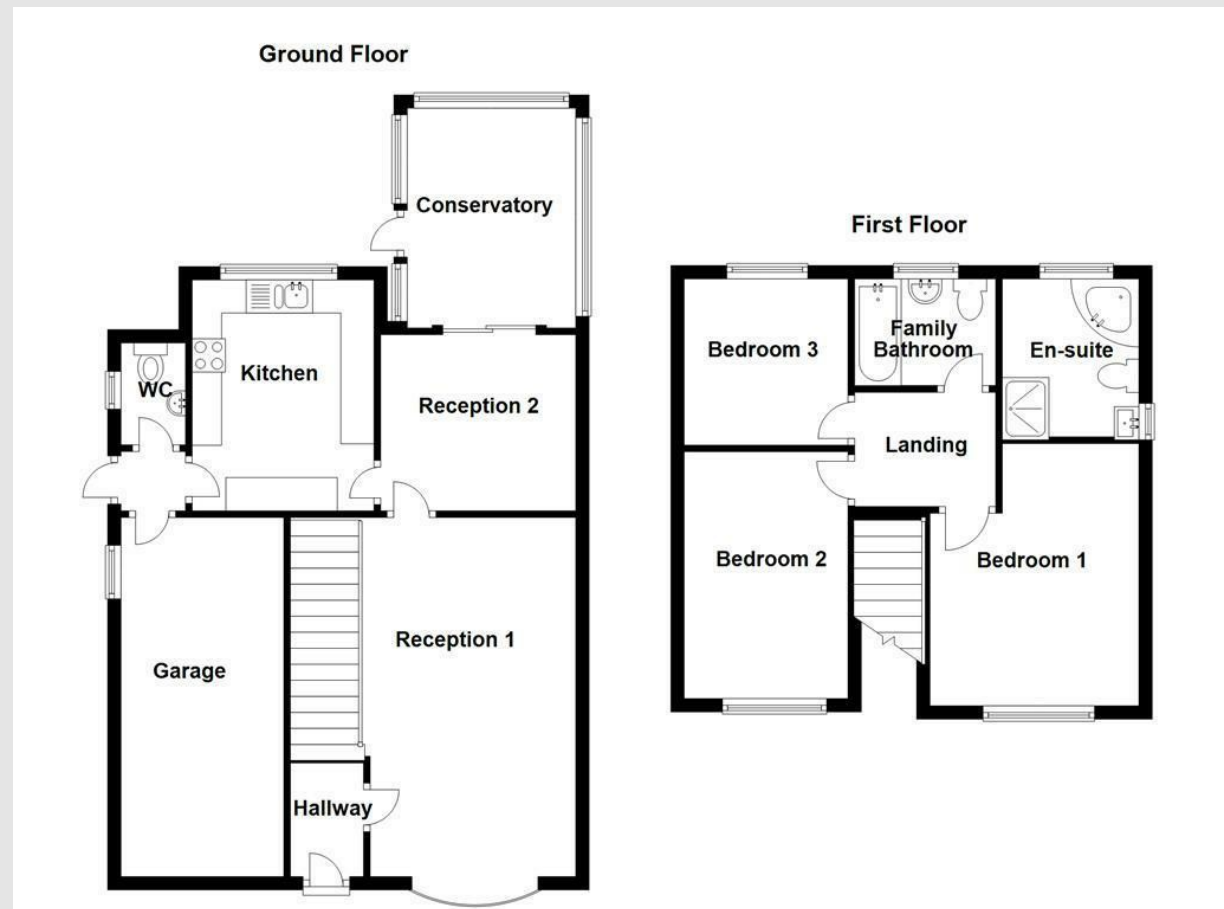
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Take a nosey round



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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			
(45-54) E			
(35-44) F			
(25-34) 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			
(45-54) E			
(35-44) F			
(25-34) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	