



29 Sunnyfield Avenue,
Bare, Morecambe, LA4

6E11

29, Sunnyfield Avenue, Bare, Morecambe

The property at a glance



- Ground Floor Flat
- One Bedroom
- One Reception Room
- Wet Room And Separate WC
- Rear Garden (Left hand side)
- Leasehold
- Council Tax Band: A
- EPC Rating: E



Get in touch today

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£100,000

Get to know the property



Welcome to this charming ground floor flat located on Sunnyfield Avenue in the desirable area of Bare, Morecambe. This property is perfectly situated, offering easy access to local amenities and the beautiful sea front, making it an ideal choice for those who appreciate coastal living.

Upon entering, you will find a spacious lounge that provides a comfortable space for relaxation and

Ground Floor

Hall

5.18m x 0.91m (17' x 3')

UPVC entrance door, storage heater, storage and doors to reception room, bedroom and WC and open access to kitchen,

Reception Room

4.27m x 3.96m (14' x 13')

UPVC double glazed window, central heating radiator, radiant fire, tiled hearth and wood surround and mantle.

Kitchen

2.82m x 2.82m (9'3 x 9'3)

UPVC double glazed window, electric radiator, laminate wall and base units, laminate worktops, space for freestanding cooker, tiled splash back, stainless steel sink with draining board and traditional taps, space for fridge freezer, extractor fan, vinyl flooring and door to rear porch,

Rear Porch

1.12m x 0.91m (3'8 x 3')

Door to wet room and UPVC door to rear.

Wet Room

1.70m x 1.63m (5'7 x 5'4)

UPVC double glazed frosted window, electric heater, heated towel rail, pedestal wash basin with traditional taps, electric shower with rinse head, panelled ceiling, part panel elevation and storage cupboard.

Bedroom

4.09m x 3.12m (13'5 x 10'3)

UPVC double glazed window, electric heater and built in wardrobes.

WC

1.52m x 0.91m (5' x 3')

UPVC double glazed frosted window, low flush WC, corner wall mounted wash basin with traditional taps, tiled splash back and vinyl flooring.

External

Paving and off road parking.

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entertaining. The flat features one well-proportioned bedroom, perfect for a single occupant or a couple. The kitchen is functional and ready for your personal touch, allowing you to create a culinary haven.

This property is offered with no chain delay, making it an excellent opportunity for first-time buyers or those looking to downsize. The combination of its prime location and the convenience of ground floor living makes this flat a rare find in the market.

Whether you are seeking a new home. Sunnyfield Avenue is a new home.

s flat on property your



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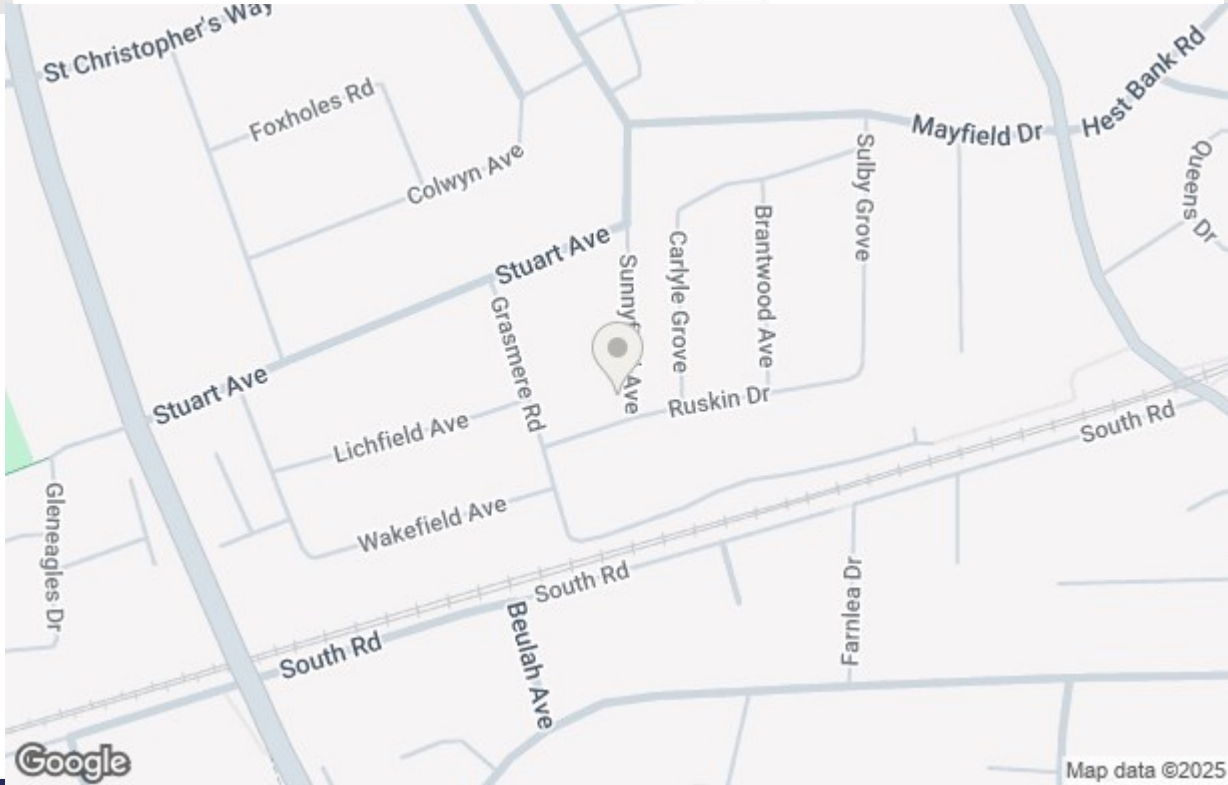
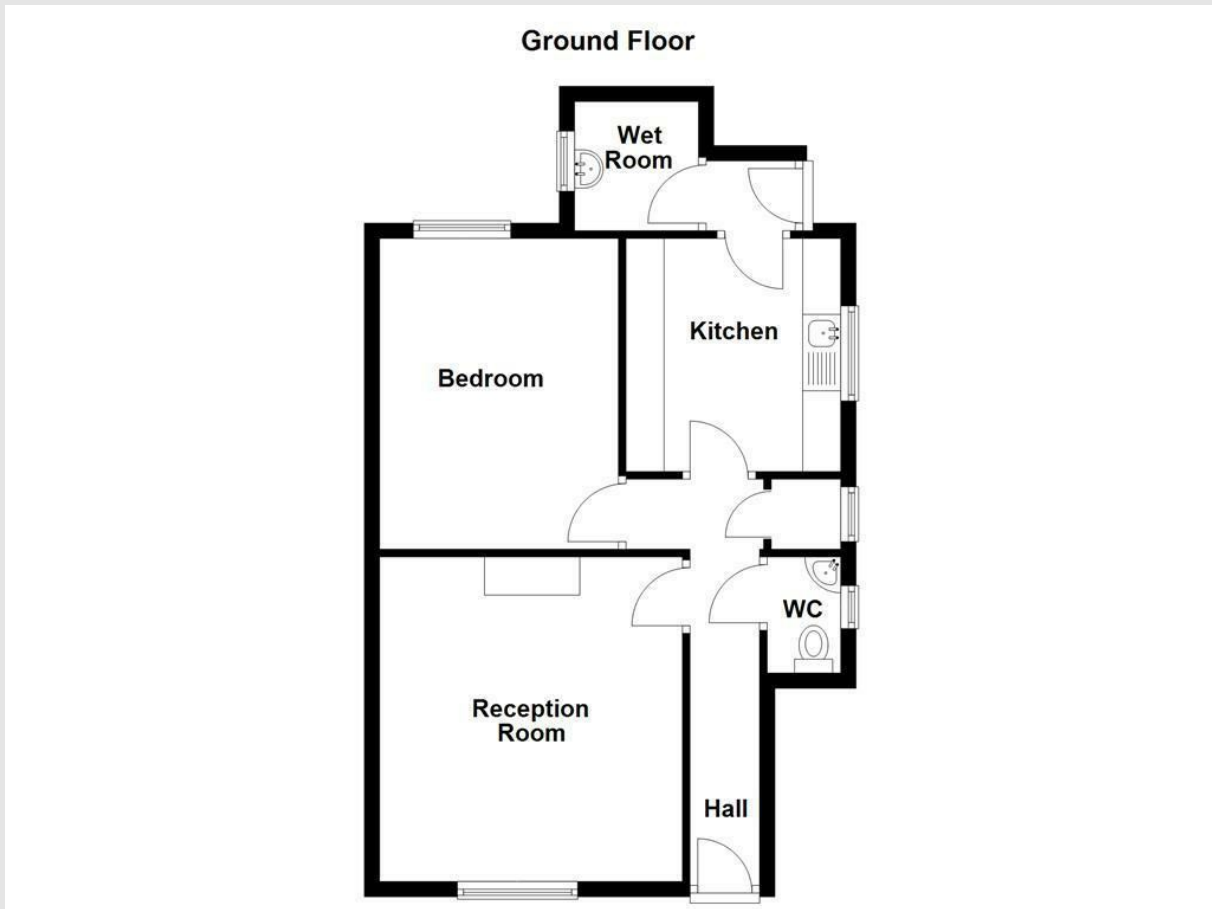
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Take a nosey round



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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(65-80) C			
(55-68) 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			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	