



21, Lathom Grove, Morecambe

The property at a glance

3  1  2 

- Semi Detached Property
- Three Bedrooms
- Two Reception Rooms
- Fitted Kitchen With Appliances
- Three Piece Bathroom
- Rear Garden
- Off Road Parking
- Freehold
- Council Tax Band: B
- EPC Rating: D



Get in touch today

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£250,000

Get to know the property



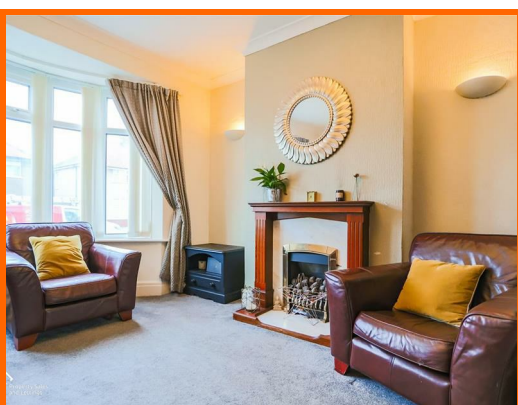
OFFERED WITH NO CHAIN DELAY!

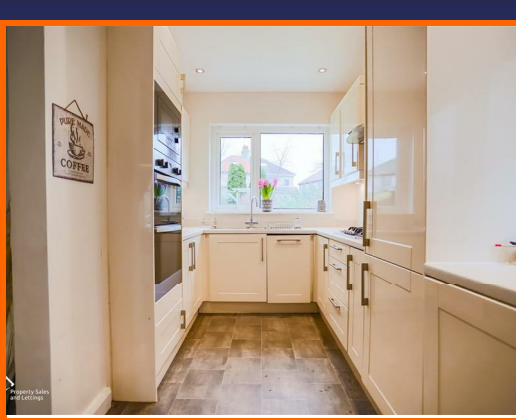
Nestled in the play safe cul-de-sac of Lathom Grove, Morecambe, this charming semi-detached house presents an excellent opportunity for families and first-time buyers alike. The property boasts three well-proportioned bedrooms, providing ample space for relaxation and rest. The two inviting reception rooms offer versatility, perfect for entertaining guests or enjoying quiet family evenings.

The extensive rear garden is a standout feature, offering a delightful outdoor space for children to play, gardening enthusiasts to flourish, or simply for enjoying the fresh air. The driveway accommodates parking for two vehicles, ensuring convenience for residents and visitors alike.

This home is ideally situated, with easy access to local schools, essential amenities, and bus routes, making daily commutes and errands a breeze. Offered with no chain delay, this property is ready for you to move in and make it your own.

With its appealing features and prime location, this semi-detached house on Lathom Grove is a must-see for anyone seeking a comfortable and convenient lifestyle in Morecambe. Don't miss the chance to view this delightful home.





Ground Floor

Porch

1.83m x 1.22m (6' x 4')

UPVC entrance door, four UPVC double glazed windows and door to hall.

Hall

4.67m x 1.73m (15'4 x 5'8)

Central heating radiator, under stairs storage containing boiler, stairs to first floor and door to reception room two.

Reception Room Two

3.63m x 3.33m (11'11 x 10'11)

Central heating radiator, feature wall light, sliding doors to reception room one and sun room and open access to kitchen.

Reception Room One

3.61m x 3.25m (11'10 x 10'8)

UPVC double glazed bow window, central heating radiator, coving, two feature wall lights, gas fire, marble hearth and surround and wood mantle.

Kitchen

4.52m x 2.36m (14'10 x 7'9)

UPVC double glazed window, central heating radiator, spotlights, gloss wall and base units, laminate worktops, integrated double oven in high rise unit, integrated microwave, four burner gas hob, extractor, one and half bowl stainless steel sink with draining board and mixer tap, integrated dishwasher, integrated fridge freezer, breakfast bar, vinyl flooring and UPVC door to side.

Sun Room

2.59m x 1.98m (8'6 x 6'6)

UPVC double glazed window and UPVC double glazed French doors to rear.

First Floor

Landing

2.44m x 2.26m (8' x 7'5)

UPVC double glazed window and doors to three bedrooms and bathroom.

Bedroom One

3.61m x 3.12m (11'10 x 10'3)

UPVC double glazed window, central heating radiator and coving.

Bedroom Two

3.25m x 3.10m (10'8 x 10'2)

UPVC double glazed bow window, central heating radiator and coving.

Bedroom Three

2.29m x 2.01m (7'6 x 6'7)

UPVC double glazed window, central heating radiator and coving.

Bathroom

2.34m x 2.26m (7'8 x 7'5)

Two UPVC double glazed frosted windows, heated towel rail, loft access, dual flush WC, vanity top wash basin with mixer tap, panel bath with direct feed rainfall shower and rinse head over, tiled elevation and laminate flooring.

External

Front

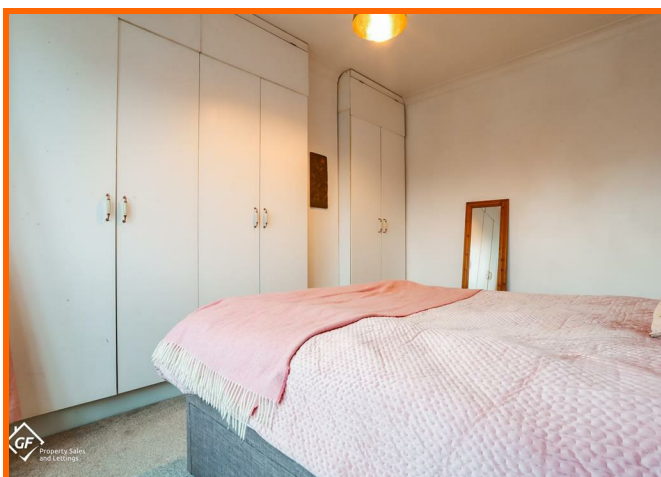
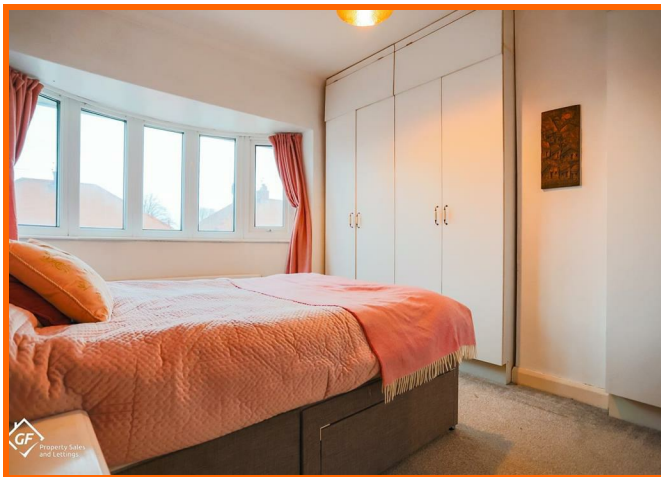
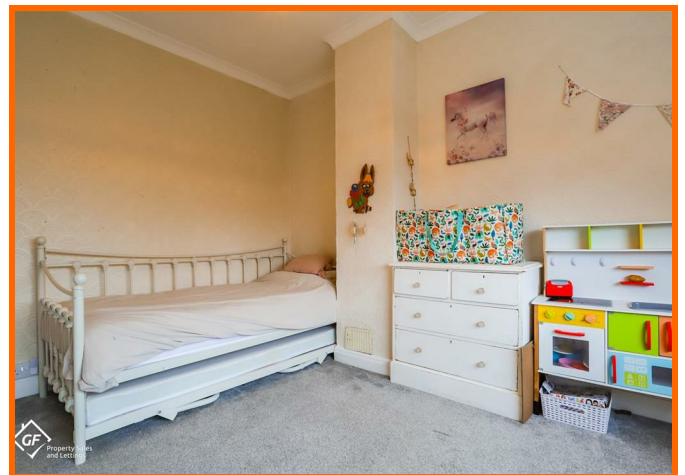
Drive.

Rear

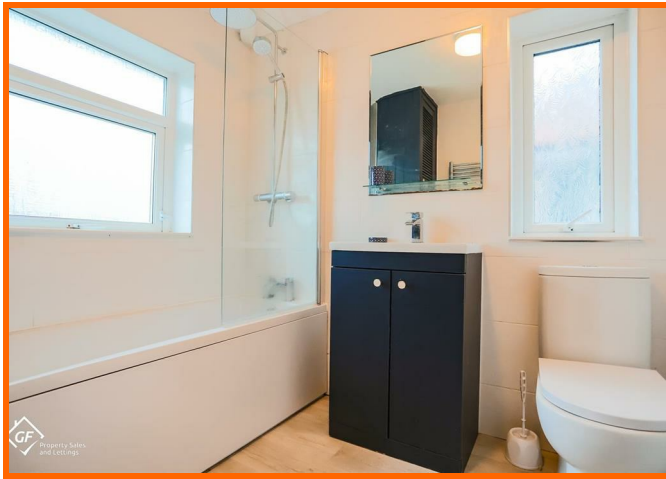
Laid to lawn, bedding areas, stone chips and patio.



21 Lathom Grove, Morecambe, LA4 5XT



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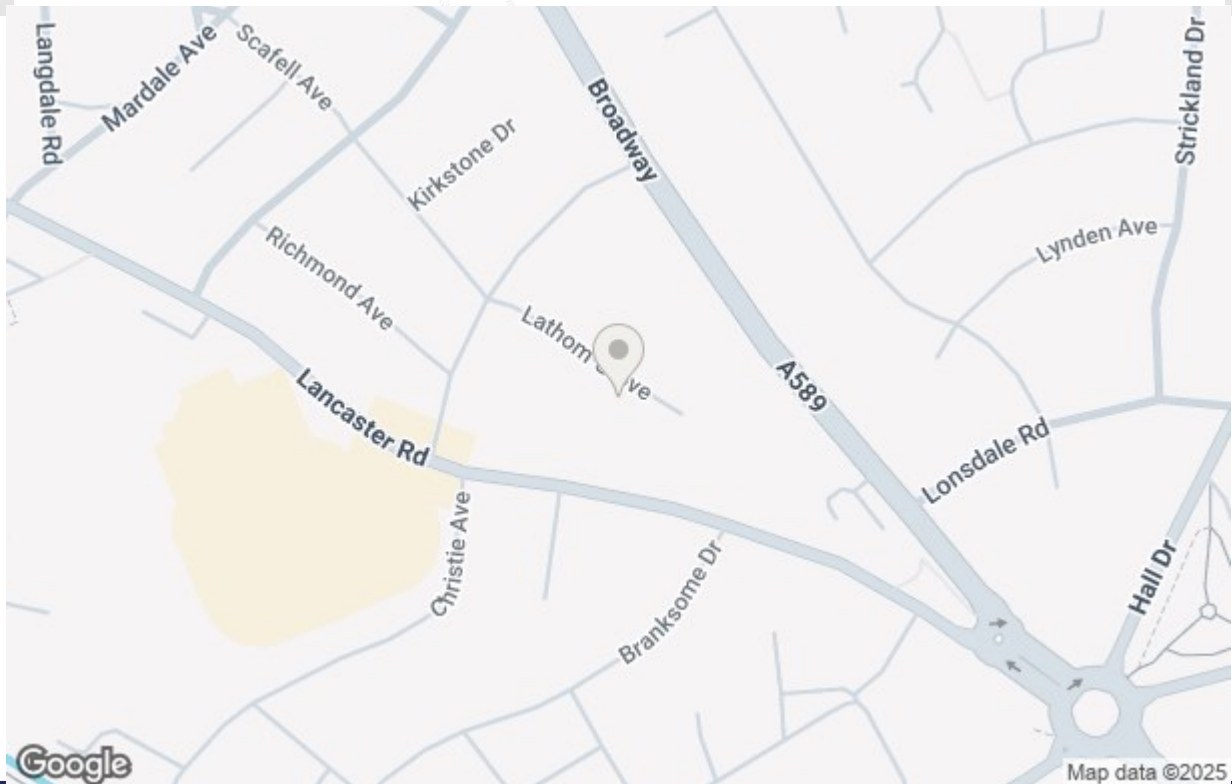
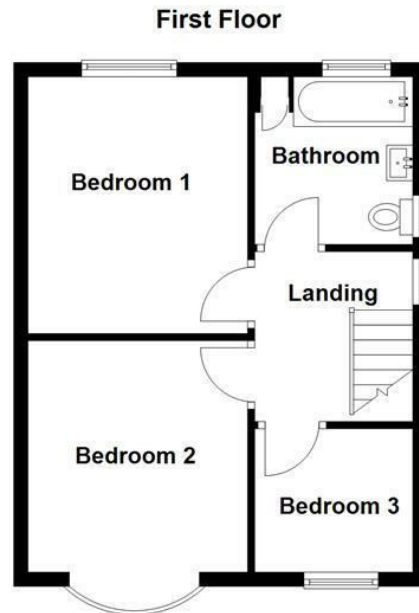
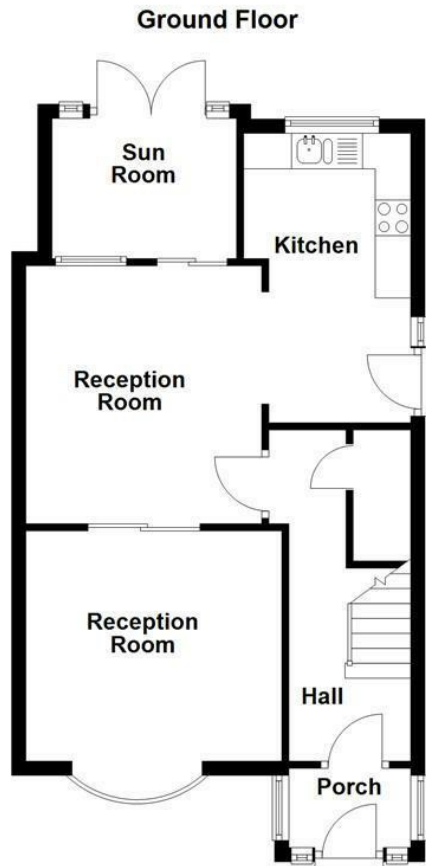
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Take a nosey round



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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 (39-54) E (21-38) F (1-20) G Not energy efficient - higher running costs	83 71
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	
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