



2 Linton Avenue,
Heysham, LA3 2BG

2, Linton Avenue, Heysham

The property at a glance

2 1 1

- Semi Detached Bungalow
- Two Bedrooms & Large Loft Space
- Living Room & Conservatory
- Spacious Kitchen & Shower Room
- Driveway & Garage
- Beautifully Maintained Rear Garden
- Sought After Location
- Tenure: Freehold
- Property Band: B
- EPC: B



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£215,000

Get to know the property



Nestled in the tranquil cul-de-sac of Linton Avenue, Heysham, this charming semi-detached bungalow offers a delightful blend of comfort and convenience. Built in 1940, the property spans an impressive 797 square feet and features two well-proportioned bedrooms, complemented by a versatile loft room that can serve as an additional bedroom.

Upon entering, you are welcomed into a spacious living room that exudes warmth and character, perfect for relaxation or entertaining guests. The adjoining conservatory provides a serene space to enjoy the picturesque views of the well-maintained enclosed rear garden, a true haven for gardening enthusiasts or those seeking a peaceful outdoor retreat.

The kitchen diner is thoughtfully designed, offering ample space for family meals and gatherings. It is equipped with essential amenities, ensuring a functional and inviting cooking environment. The property also boasts a modern three-piece shower room, adding to the convenience of this lovely home.

Outside, the driveway provides off-road parking, enhancing the practicality of this residence. The quiet location ensures a peaceful lifestyle, while still being within easy reach of local amenities and transport links.

This semi-detached bungalow is an ideal choice for those seeking a comfortable and low-maintenance home in a





desirable area. With its charming features and inviting atmosphere, it is sure to appeal to a variety of buyers. Do not miss the opportunity to make this delightful property your own.

Hallway

Built in cupboard, doors to living room, kitchen, bathroom and bedrooms one and two.

Living Room

UPVC double glazed box bay window, central heating radiator, gas fire with stone surround and wooden mantel.

Bathroom

UPVC double glazed frosted window, central heating towel radiator, low level WC, walk in direct feed shower, pedestal wash basin with traditional taps, tiled walls.

Bedroom One

UPVC double glazed window, central heating radiator, built in wardrobes.

Bedroom Two

UPVC double glazed window, central heating radiator, stairs to first floor.

Kitchen

UPVC double glazed box bay window, central heating radiator, wood effect laminate worktops, wall and base units, stainless steel sink with mixer tap and draining board, space for cooker, space for low level fridge, space for low level freezer, plumbing for washing machine, wood panelled walls, sliding door to conservatory.

Conservatory

7x UPVC double glazed windows, central heating radiator, 2x UPVC double glazed frosted doors to rear.

Loft Room

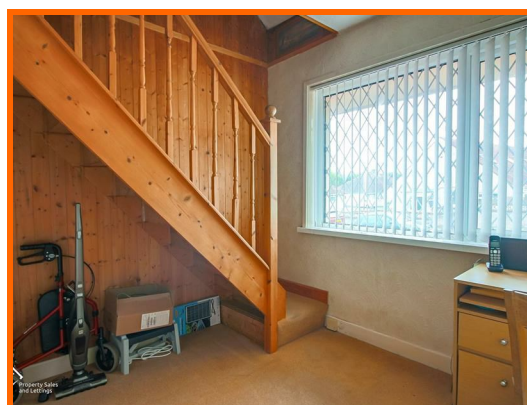
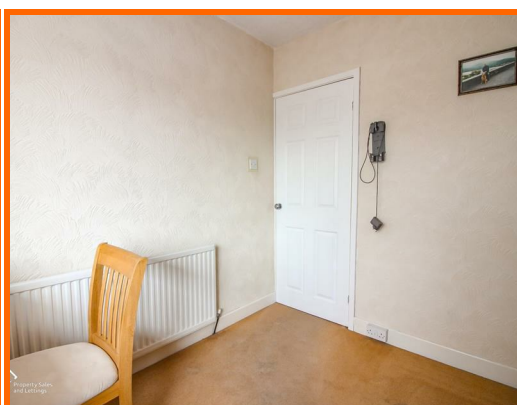
Wooden double glazed velux window, boiler.

Rear External

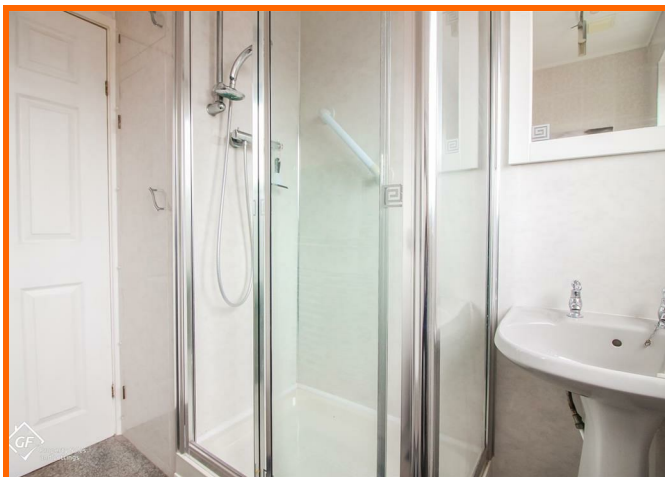
Paved patio, garage, greenhouse, mature planted beds.

Front External

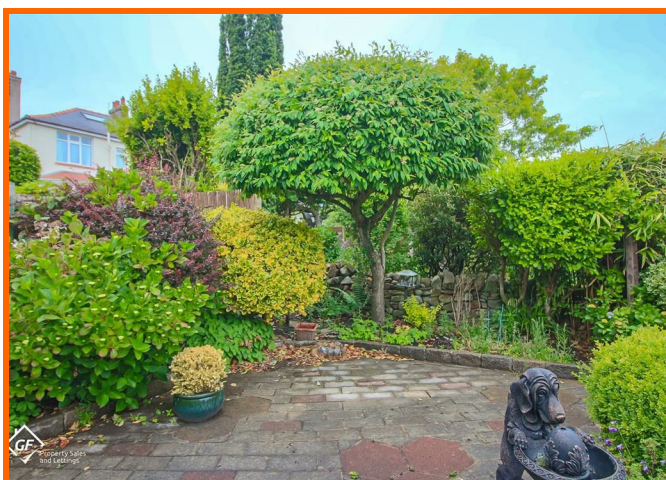
Gravel front garden, concrete driveway to side.



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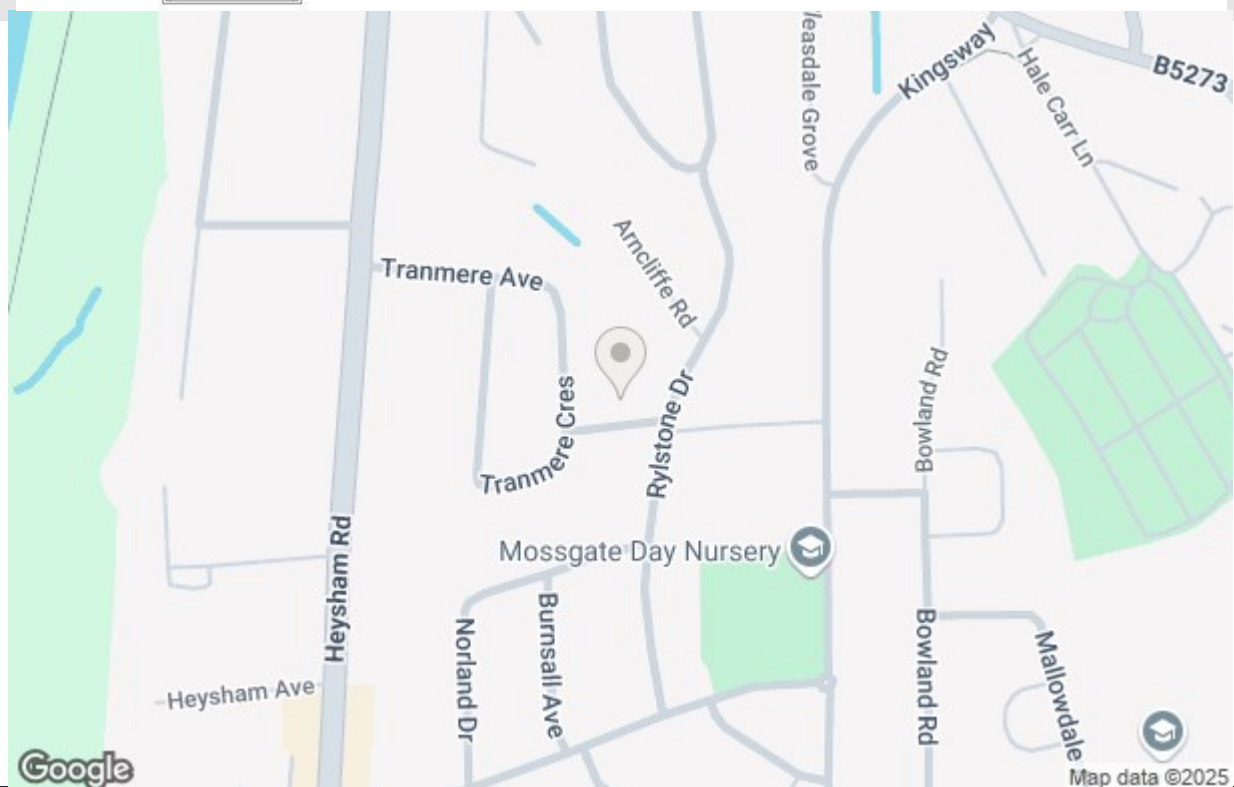
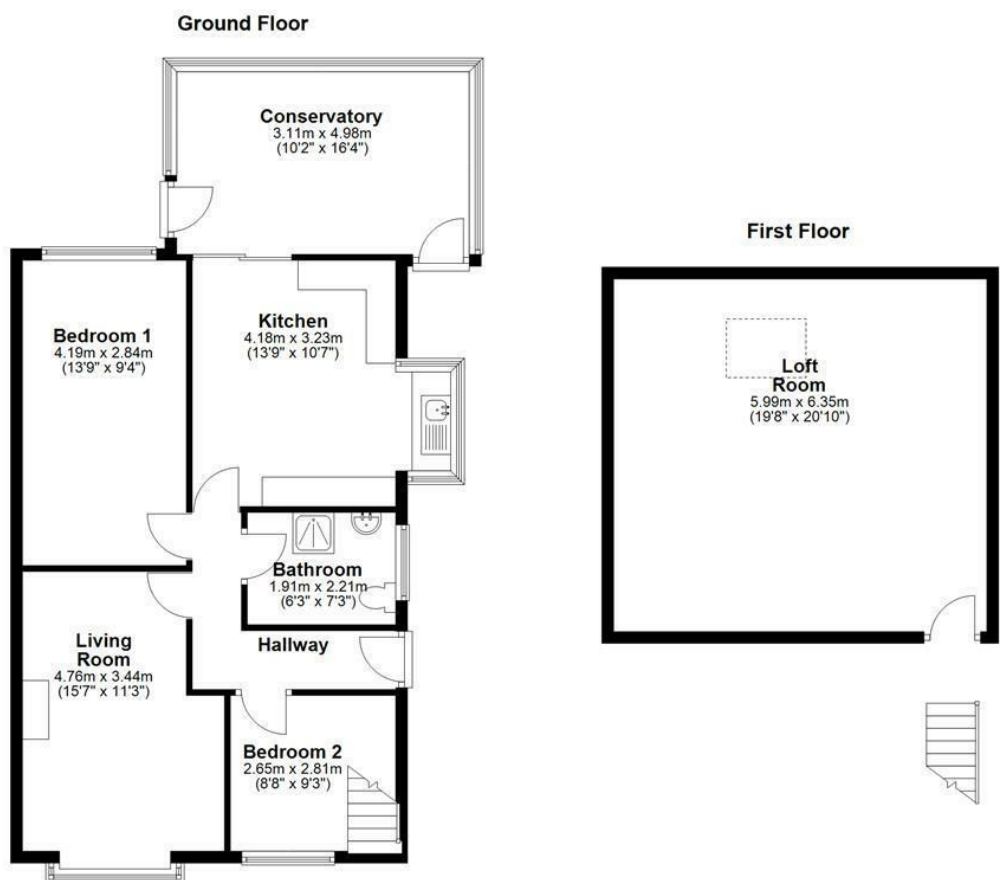
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Take a nosey round



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| Energy Efficiency Rating | | Environmental Impact (CO ₂) Rating | | |
|---|------------------|---|-----------|--|
| Current | Potential | Current | Potential | |
| Very energy efficient - lower running costs | | Very environmentally friendly - lower CO ₂ emissions | | |
| (92 plus) A | 88 | (92 plus) A | 94 | |
| (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 | | |
| England & Wales | | England & Wales | | |
| EU Directive 2002/91/EC | | EU Directive 2002/91/EC | | |