



6 Crookleigh Place, Heysham,  
Morecambe, LA3 1EY

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## ***The property at a glance***

2  1  1 

- First Floor Flat
- Two Bedrooms
- Fitted Kitchen
- Three Piece Bathroom
- One Reception Room
- Garage
- Leasehold
- Council Tax Band: A
- EPC Rating: D



Get in touch today

01524 401402  
[info@gfproperty.co.uk](mailto:info@gfproperty.co.uk)  
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# £795

# Get to know the property



## FIRST FLOOR FLAT

Welcome to Crookleigh Place, a charming apartment located in the picturesque area of Heysham, Morecambe. This delightful property boasts a cosy reception room, perfect for relaxing or entertaining guests. With two comfortable bedrooms, there is ample space for a small family or guests to stay over. The apartment features a well-maintained bathroom, ensuring convenience and comfort for its residents.

Situated in a tranquil neighbourhood, Crookleigh Place offers a peaceful retreat from the hustle and bustle of city life. The property's location provides easy access to local amenities, schools, and parks, making it an ideal choice for those seeking a convenient yet serene living environment.

Whether you are looking for a starter home, a peaceful retreat,, this apartment at Crookleigh Place has the potential to fulfil your needs. Don't miss out on the chance to make this lovely property your own and enjoy the best of what Heysham and Morecambe have to offer.

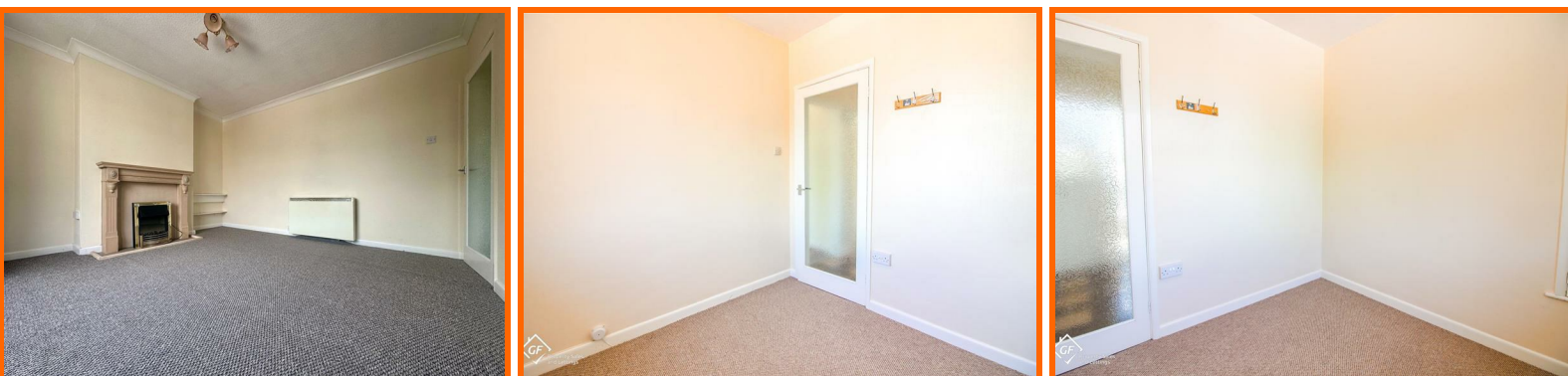
### Ground Floor

#### Vestibule

4'5 x 3'6

UPVC double glazed entrance door, UPVC double glazed frosted window, electric storage heater and stairs to first floor.

#### First Floor





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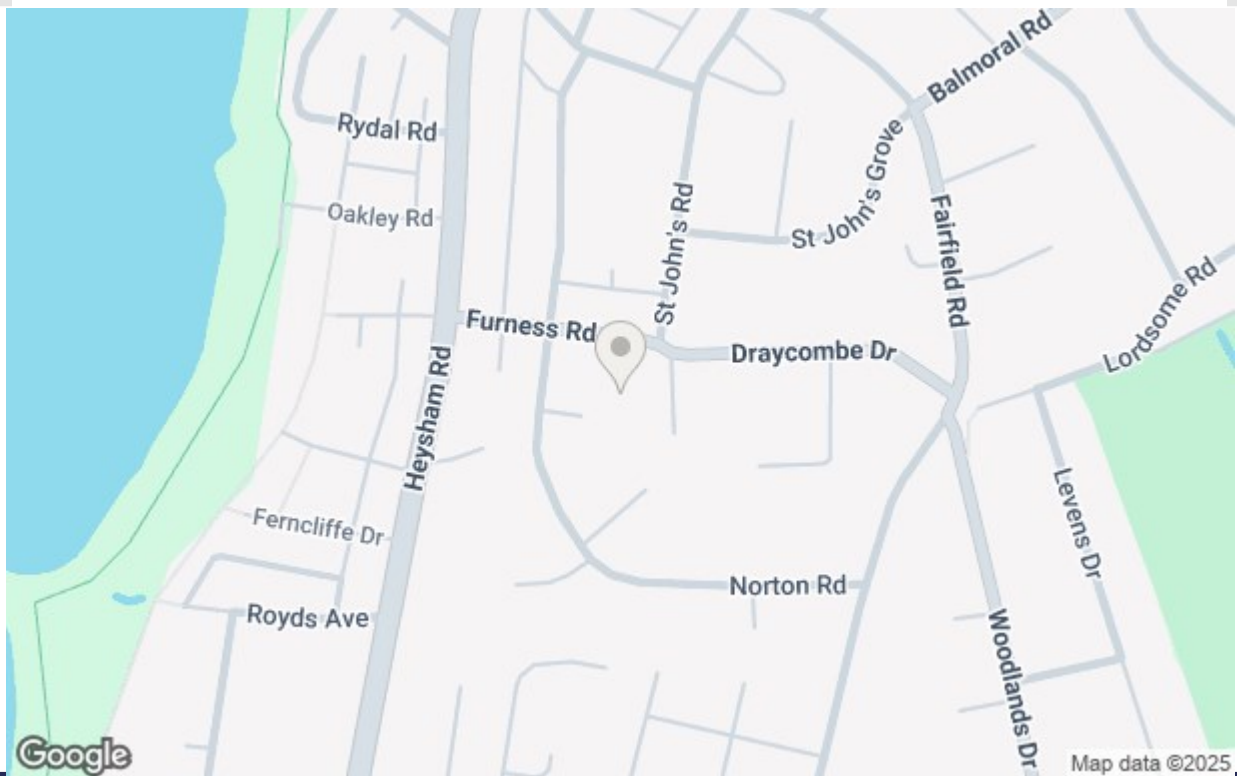
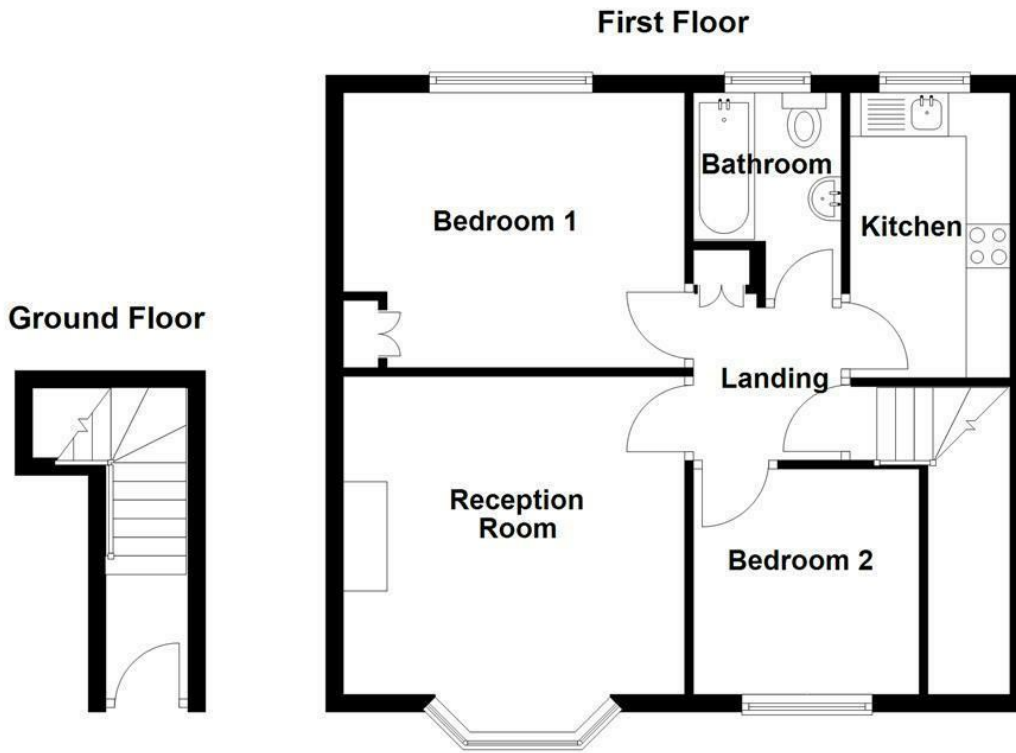
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# Take a nosey round



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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-28) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	
		67	77

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-28) F			
(1-20) G			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
England & Wales		EU Directive 2002/91/EC	