



Bay View, 6, St. Michaels Close, Bolton Le Sands, Carnforth

The property at a glance

3  3  2 

- Semi Detached Dormer Bungalow
- Extensive Bay Views
- Potential for Split Family Living
- Two Reception Rooms
- Three Bedrooms
- Potential for Variety of Uses
- Off Road Parking/ Hardstanding/ Garage
- Freehold
- CTB: B
- EPC: D



Get in touch today

01524 401402
info@gfproperty.co.uk
gfproperty.co.uk

£275,000

Get to know the property



Located in the charming area of St. Michaels Close, Bolton Le Sands, this delightful semi detached house presents an excellent opportunity for families seeking a comfortable and versatile living space. The layout of the property offers potential for split family living, providing privacy and independence for different generations or guests. Whether you are a growing family or looking for a home that can accommodate extended family members or guests, this property is a must-see.

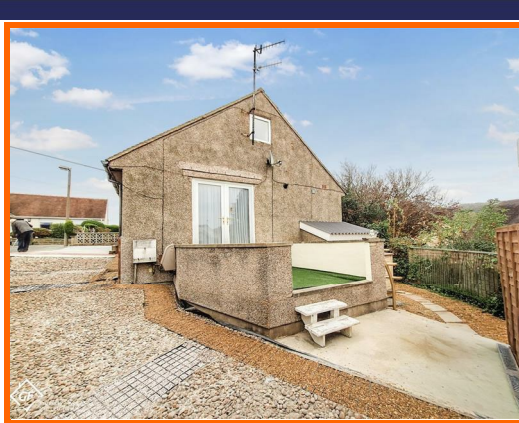
With stunning bay views, the property boasts three well-proportioned bedrooms and two inviting reception rooms, making it ideal for both growing families and those looking for extra room. The house features two well appointed bathrooms and an additional WC, ensuring convenience for all residents.

The separate rear and side gardens areas offer private sanctuaries where you can unwind, host summer barbecues, or cultivate your own green oasis. The off-road parking, ensuring that you have a secure space for your vehicle. Additionally, a handy storage shed provides ample room for a fridge freezer, gardening tools and other outdoor equipment.

Located in the picturesque village of Bolton Le Sands, you will find yourself within easy reach of local amenities, schools, and transport links, making it a convenient choice for families and commuters alike. The nearby coastline offers scenic walks and recreational activities, enhancing the appeal of this lovely location.

Don't miss the opportunity to make this property your home!





Entrance Hallway

UPVC door into hallway, doors to reception one, bedroom one, bathroom and utility.

Bathroom

2.16m x 1.45m (7'1 x 4'9)

Low flush WC, vanity wash basin with traditional taps, panel bath with traditional taps, electric shower over bath, partially tiled surround and vinyl flooring.

Reception One

4.52m x 3.61m (14'10 x 11'10)

UPVC window, radiator, coving, living flame fireplace with marble surround and French doors to rear.

Kitchen

3.78m x 2.64m (12'5 x 8'8)

UPVC window, radiator, mix of wall and base units with laminate worktops, integrated oven with four ring hob, extractor fan, one and a half bowl sink with mixer tap, acrylic splash back, space for fridge/freezer, dishwasher, washing machine and dryer and stairs to first floor.

First Floor

Landing

Linen/ storage cupboard, doors to shower room, bedroom two and three.

Bedroom Two

5.08m x 3.76m (16'8 x 12'4)

UPVC window, three UPVC Velux windows, radiator and spotlights.

Bedroom Three

3.94m x 3.38m (12'11 x 11'1)

Two Velux windows, UPVC window, radiator, spotlights, storage area and under eaves storage.

Shower Room

2.67m x 1.04m (8'9 x 3'5)

UPVC window, radiator, low flush WC, vanity wash basin with mixer tap, electric shower in cubicle, fully panelled surround and vinyl flooring.

Ground Floor Annexe

Bedroom One

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

UPVC window, radiator and door to en suite.

En suite

2.46m x 2.13m (8'1 x 7)

Dual flush WC, vanity wash basin with mixer tap, shower cubicle with electric shower, heated towel rail, boiler and vinyl flooring.

Reception Two

3.23m x 2.54m (10'7 x 8'4)

UPVC window, lantern skylight, living flame with marble surround, wooden mantle, stairs to utility room and door to rear garden.

Utility

2.57m x 1.63m (8'5 x 5'4)

Range of wall and base units and stairs to reception room.

Rear Porch

Vinyl flooring and door to rear.

External

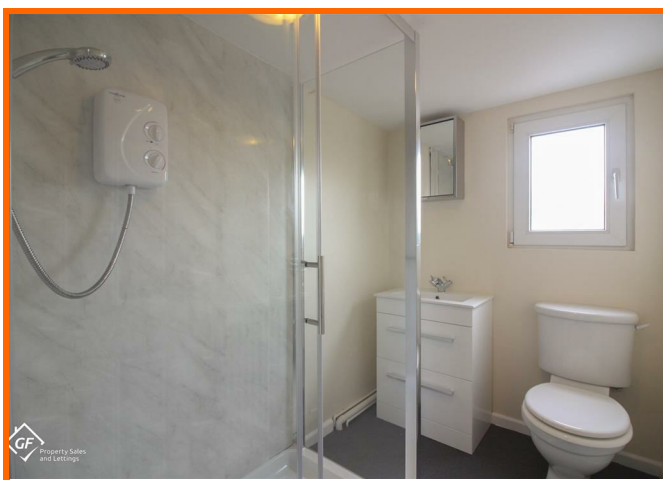
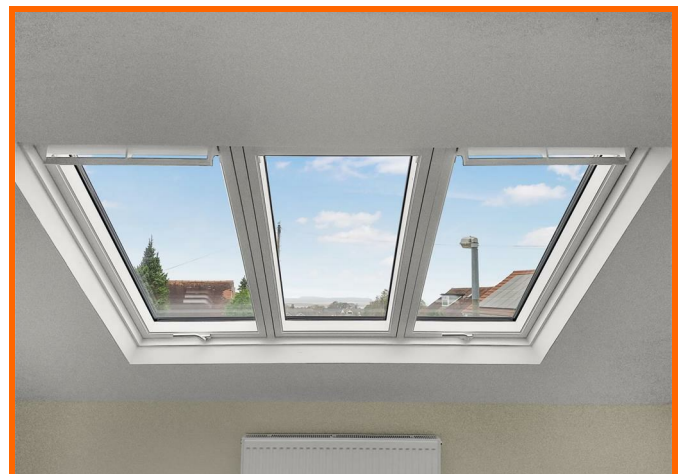
Front

Driveway, hard-standing, off road parking, garage and access to rear.

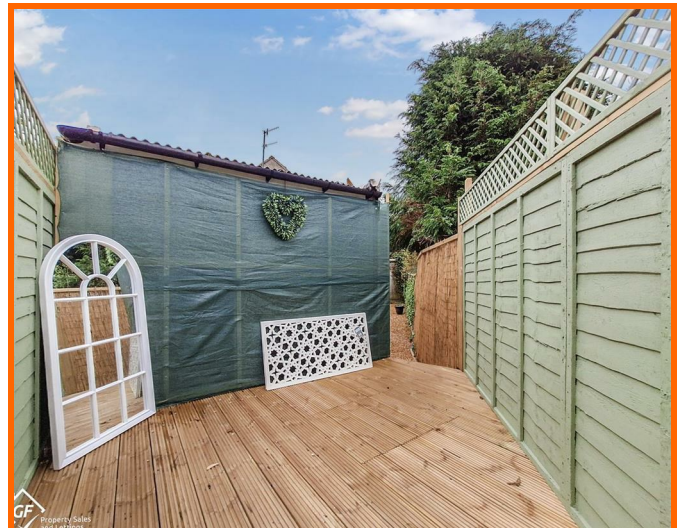
Rear

Decking area, pebbled area and paved area. Separate decked areas and easily maintained garden areas.

Bay View, 6 St. Michaels Close, Bolton Le Sands, Carnforth, LA5 8LE



Bay View, 6 St. Michaels Close, Bolton Le Sands, Carnforth, LA5 8LE



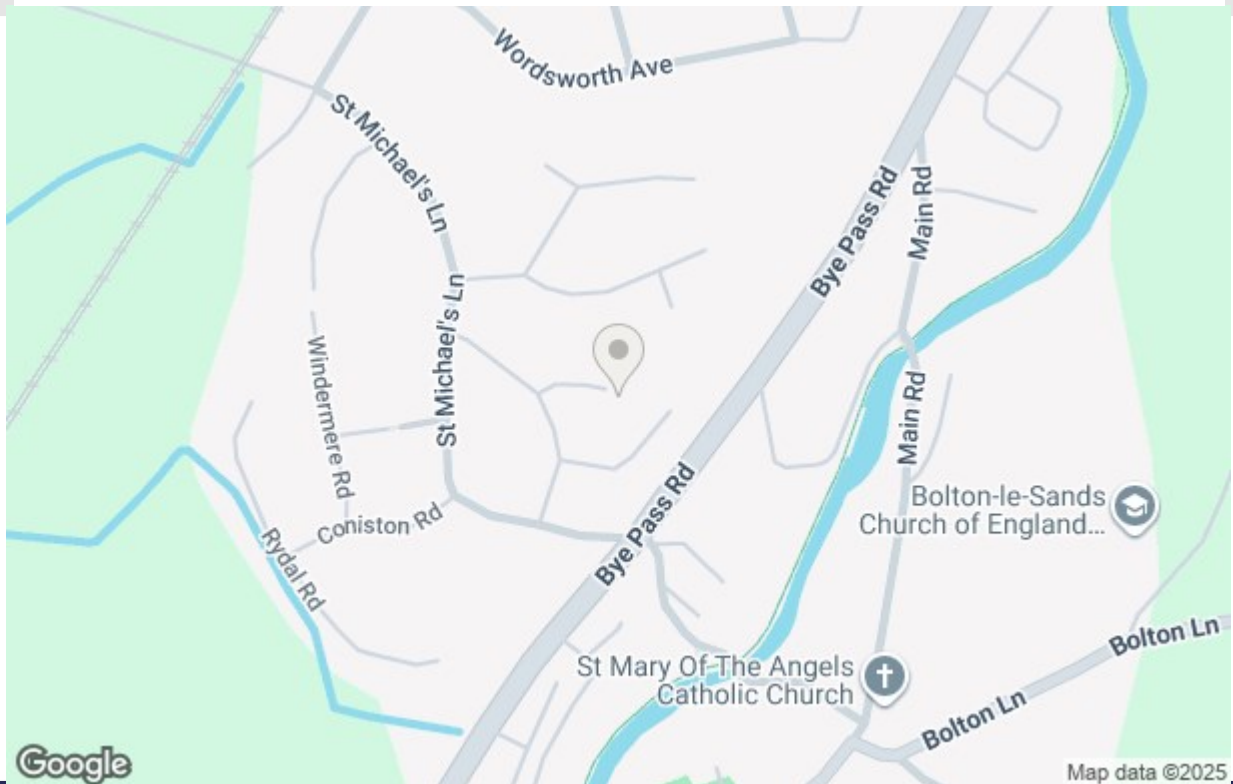
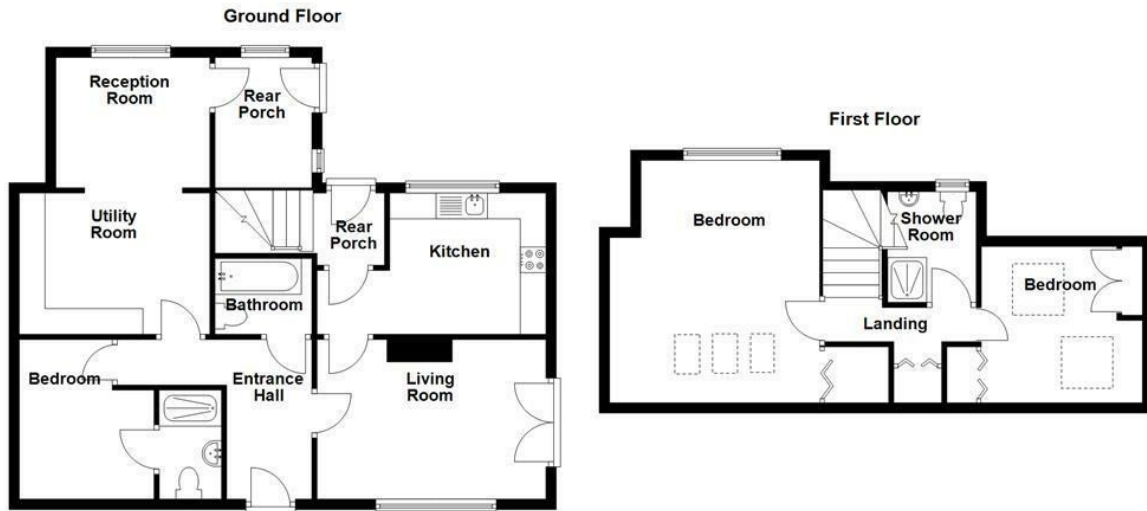
Get in touch today

01524 401402

info@gfproperty.co.uk

gfproperty.co.uk

Take a nosey round



Get in touch today

01524 401402
info@gfproperty.co.uk
gfproperty.co.uk

Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92 plus) A	
(81-91) B	
(65-80) C	
(55-64) D	
(48-54) E	
(35-47) F	
(2-34) G	
Not energy efficient - higher running costs	
68	75
England & Wales	
EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating	
Current	Potential
Very environmentally friendly - lower CO ₂ emissions	
(81-91) B	
(65-80) C	
(55-64) D	
(48-54) E	
(35-47) F	
(2-34) G	
Not environmentally friendly - higher CO ₂ emissions	
England & Wales	
EU Directive 2002/91/EC	