



## 6 Collins Brook Court, Upper Brook Street

Ulverston, LA12 7FL

Offers In The Region Of £285,000



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# 6 Collins Brook Court, Upper Brook Street

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*Introducing a stunning 3-bedroom penthouse apartment located in the heart of the town. This property features a spacious open-plan living area, perfect for modern lifestyles. With no chain involved, the transition to ownership is made seamless. The apartment boasts modern décor and fittings throughout, offering a stylish and comfortable living space. Don't miss the chance to make this impressive penthouse your new home.*

Before entering this impressive apartment, there is a spacious landing/hallway which is shared with only one other resident. There is the added benefit of lift access as well as staircase. There is a floor to ceiling window, providing access towards Hoad Monument. Upon entering the apartment, the sizeable 'L' shaped entrance hall provides access to all of the rooms.

The open plan living/kitchen/dining/snug offers modern contemporary living, ideal for entertaining with friends and family. The kitchen has been fitted with a range of black modern high gloss units with butcher block worktops and integrated appliances.

All three of the bedrooms have been well decorated and maintained and are of good proportions. The master bedroom benefits from having a modern three piece suite comprising of a walk in shower, low level flush WC and a wash hand basin. The main four piece bathroom suite offers an oval freestanding bath with central tap, a wash hand basin, low level flush WC and a corner shower unit.

## 'L' Shape Entrance Hall

extends to 14'2" (shortest) x 24'5" (longest) (extends to 4.322 (shortest) x 7.446 (longest))

## Lounge

18'6" x 13'1" (5.658 x 3.990)

## Snug

8'6" x 7'8" ( 2.613 x 2.346)

## Kitchen Diner

22'4" x 10'1" (6.813 x 3.085)

## Master Bedroom

12'0" x 6'10" (3.683 x 2.084 )

## En Suite Shower Room

8'9" x 3'11" (2.672 x 1.215)

## Bedroom Two

9'9" x 10'2" (2.996 x 3.108)

## Bedroom Three

8'10" x 8'4" (2.708 x 2.546)

## Bathroom

8'9" x 6'6" (2.678 x 1.990)

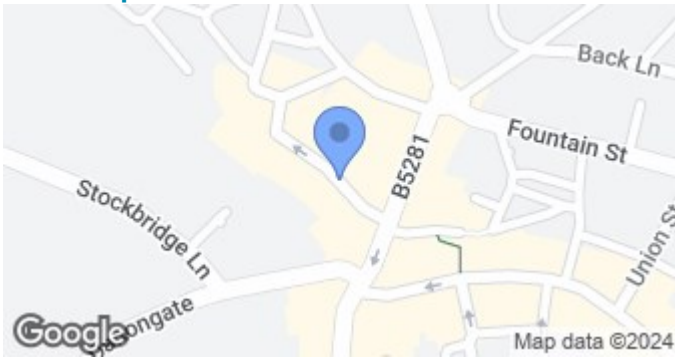


- Impressive Top Floor Apartment
  - Town Centre Location
  - Open Plan Living/Kitchen/Diner
    - Council Tax Band - B

- Lift Access
- Modern Decor & Fitments Throughout
  - No Chain



## Road Map



## Terrain Map



## Floor Plan



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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- Full promotion, throughout all our branches
- Experienced, qualified, friendly staff
- Full viewing service with feedback

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